

BBA

**BARRY BRYAN
ASSOCIATES**

Architects
Engineers
Project Managers

Transmittal

To: RH Gay Holdings Company **Project No.:** 21046
Address: 55 King Street East **Date:** September 16, 2024
 Bowmanville, Ontario L1C 1N4
Attention: Lawson Gay
Project Name: Courtice Mixed Use Seniors Development at 1697 Highway # 2 in Courtice, ON

For your: Approval **Via:** Mail
 Distribution Courier
 Information and use By hand
 Review and comment To be picked up
Action taken: Reviewed Fax
 Reviewed as noted E-mail
 Revise and resubmit
 Not reviewed

Qty.:	Drawing No.:	Issue No.:	Revision No.:	Description:
1	Copy	-	-	Addendum No. 2 dated September 16, 2024

cc: Robin George, Barry Bryan Associates
Nick Swerdfeger, Barry Bryan Associates
Matthew Ficara, Barry Bryan Associates



250 Water Street,
Suite 201
Whitby, Ontario
Canada
L1N 0G5

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Shivanie Motielal



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Addendum No. 2

Page 1 of 3

Project No.: 21046

Date: September 16, 2024

Project: **Courtice Mixed Use Seniors Development at 1697 Highway # 2
RH GAY HOLDINGS COMPANY**

The following information supplements and/or supersedes the bid documents issued on September 10 2024

This Addendum forms part of the contract documents and is to be read, interpreted, and coordinated with all other parts. The cost of all contained herein is to be included in the contract sum. The following revisions supersede the information contained in the original drawings and specifications issued for the above-named project to the extent referenced and shall become part thereof. Acknowledge receipt of this Addendum by inserting its number and date on the Tender Form. Failure to do so may subject bidder to disqualification.

DRAWINGS

1.1 DRAWING NO. S101- GENERAL NOTES & SCHEDULES

- .1 New shear wall 'ST4' configuration added to Shear Wall Schedule. Flexible diaphragm fasteners specified under Lumber Notes. Refer to Barry Bryan Associates' (BBA) Drawing No. S101 dated September 3, 2024.

1.2 DRAWING NO.S102 - TYPICAL DETAILS

- .1 Hold down anchor embedment specified on Detail 15/S102. Refer to BBA Drawing No. S102 dated September 3, 2024.

1.3 DRAWING NO.S201 - FOUNDATION & SECOND FLOOR FRAMING PLANS

- .1 Shear wall 'ST4' tagged on 1/S201 and 2/S201. Flexible diaphragm fasteners specified under Framing Notes on 2/S201. Refer to BBA Drawing No. S201 dated September 3, 2024.

1.4 DRAWING NO.S202 - THIRD & FOURTH FLOOR FRAMING PLANS

- .1 Shear wall 'ST4' tagged on 2/S202. Flexible diaphragm fasteners specified under Framing Notes on 1/S202 and 2/S202. Refer to BBA Drawing No. S202 dated September 3, 2024.

1.5 DRAWING NO. S203 - FIFTH FLOOR & ROOF FRAMING PLANS

- .1 Flexible diaphragm fasteners specified under Framing Notes on 1/S203 and 2/S203. Refer to BBA Drawing No. S203 dated September 3, 2024.

1.6 DRAWING NO. S301 - CONCRETE SHEAR WALL PLANS

- .1 Refer to BBA Drawing No. S301 dated September 3, 2024.

1.7 DRAWING NO. S302 - CONCRETE SHEAR WALL ELEVATIONS - STAIR #1

- .1 Refer to BBA Drawing No. S302 dated September 3, 2024.

1.8 DRAWING NO. S303 - CONCRETE SHEAR WALL ELEVATIONS - STAIR # 2

- .1 Refer to BBA Drawing No. S303 dated September 3, 2024.



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Addendum No. 2

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1.9 DRAWING NO. S304 - CONCRETE SHEAR WALL ELEVATIONS - ELEVATOR

- .1 Refer to BBA Drawing No. S304 dated September 3, 2024.

1.10 DRAWING NO. S305 - WOOD STUD SHEAR WALL ELEVATIONS

- .1 ST4 shear wall details tagged on first and second floor elevations. Refer to BBA Drawing No. S305 dated September 3, 2024.

1.11 DRAWING NO. S306 - WOOD STUD SHEAR WALL ELEVATIONS

- .1 ST4 shear wall details tagged on first and second floor elevations. Refer to BBA Drawing No. S306 dated September 3, 2024.

1.12 DRAWING NO. 307 - WOOD STUD SHEAR WALL ELEVATIONS

- .1 ST4 shear wall details tagged on first and second floor elevations. Refer to BBA Drawing No. S307 dated September 3, 2024.

1.13 DRAWING NO. S501 - FOUNDATION SECTIONS

- .1 Refer to BBA Drawing No. S501 dated September 3, 2024.

1.14 DRAWING NO. S502 - SECTIONS

- .1 Refer to BBA Drawing No. S502 dated September 3, 2024.

1.15 DRAWING NO. S503 - SECTIONS

- .1 Refer to BBA Drawing No. S503 dated September 3, 2024.

1.16 DRAWING NO. S504 - SECTIONS

- .1 Refer to BBA Drawing No. S504 dated September 3, 2024.

1.17 MENARD CANADA'S DRAWING PACKAGE

- .1 Refer to Drawings Cover Sheet and Drawing No. G001, G207 and G209 dated August 27, 2024.

End of Addendum No. 2

Barry Bryan Associates

Architects, Engineers, Project Managers



Nicholas B. Swerdfeger, OAA, MRAIC, M.Arch, B.Arch Sci

NS/sm

Attachments: BBA Structural Drawings No. S101, S102, S201,
S202, S203, 301, S302, S303, S304, S305, S306
S307, S501, S502, S503 and S504
Menard Canada's Drawing Cover Sheet
Menard Canada's Drawings No. G001, G207 and G209

(16 Pages)
(1 Page)
(3 Pages)



Addendum No. 2

Page 3 of 3

I/We hereby acknowledge receipt of this Addendum.

Signature (signing officer of firm)

Position

Name of Firm

One copy of the addendum must be signed and returned with the completed tender, or the tender submitted shall be rejected.



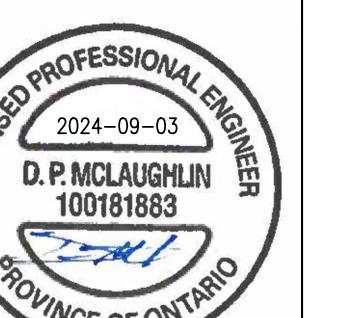
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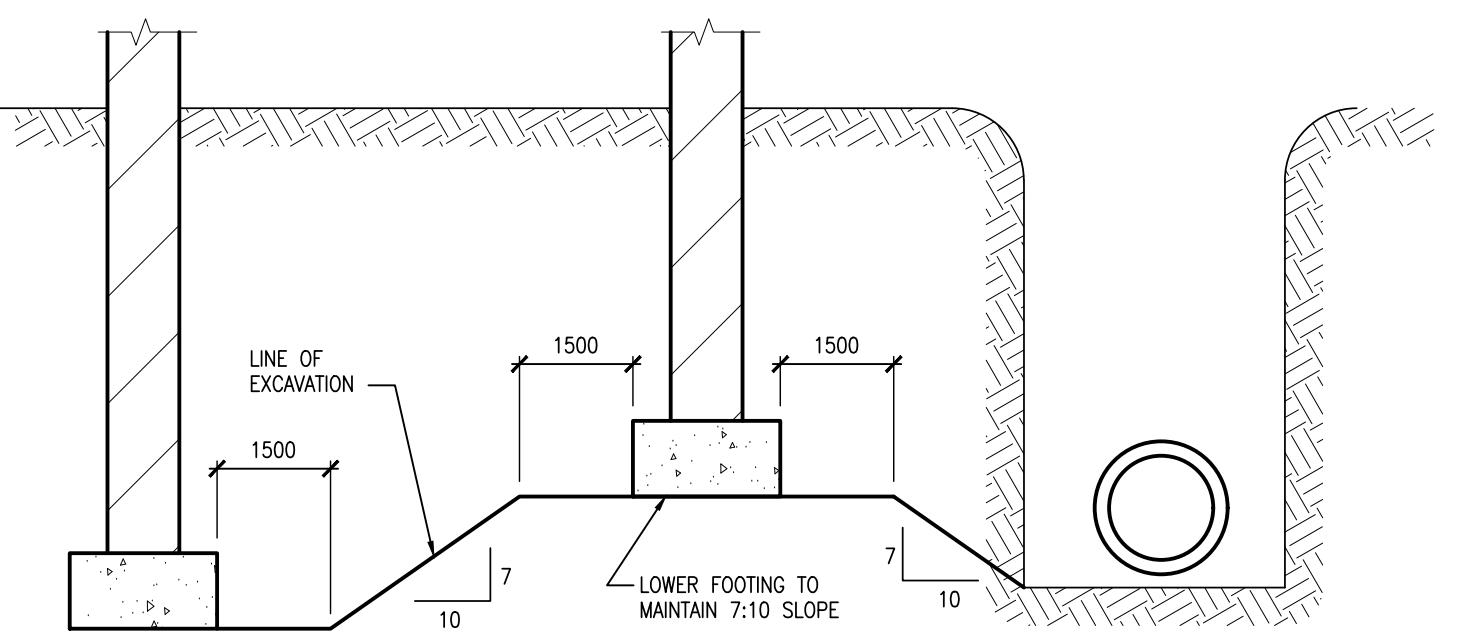
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ADDENDUM #1	SEP. 03, 2024	BBA
NO.	REVISONS	DATE

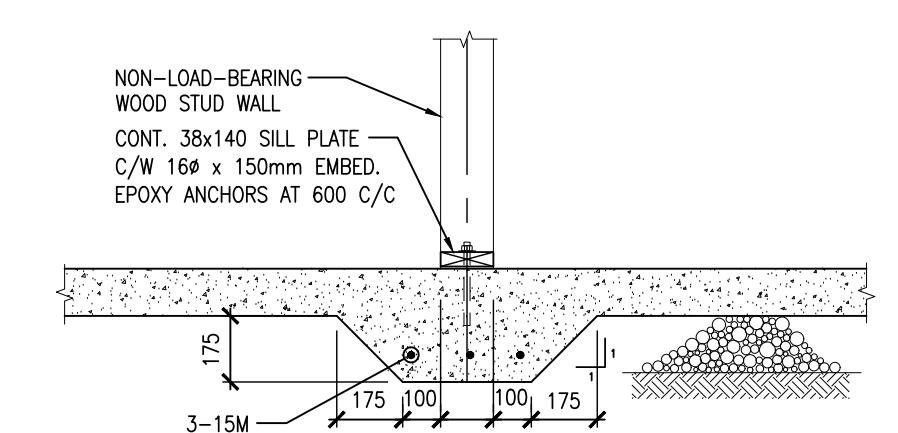
PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
TYPICAL DETAILS

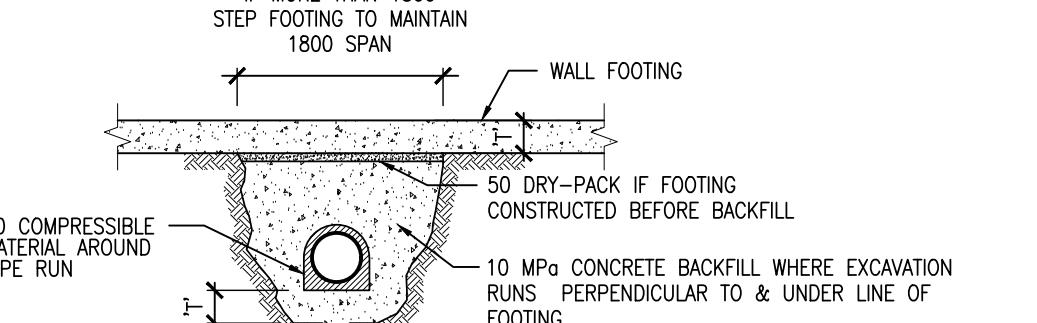
 B B A	LICENSED PROFESSIONAL ENGINEER D.P.MCLAUGHLIN 100181883 PROVINCE OF ONTARIO
DESIGN BY: MF DRAWN BY: CM CHECKED BY: BK DATE: FEB. 2024 SCALE: FILE:	
PROJECT NO.: 21046 DRAWING NO.: S102	



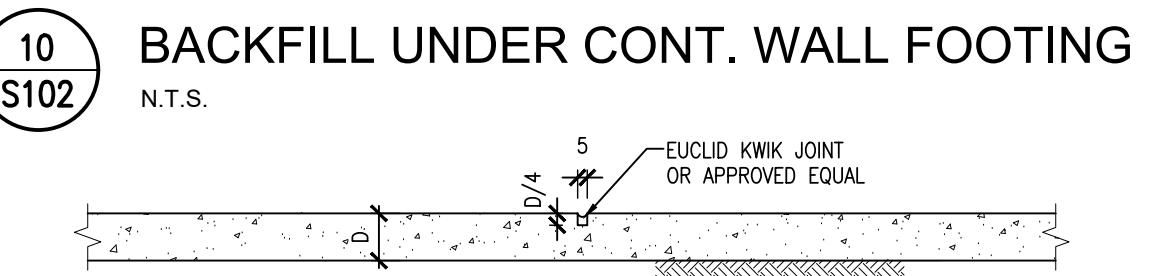
TYP. SLOPE BETWEEN ADJACENT EXCAVATIONS
N.T.S.



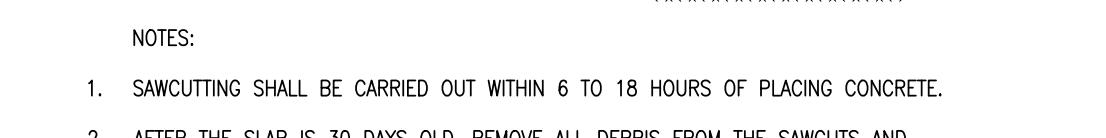
SLAB THICKENING
1:20



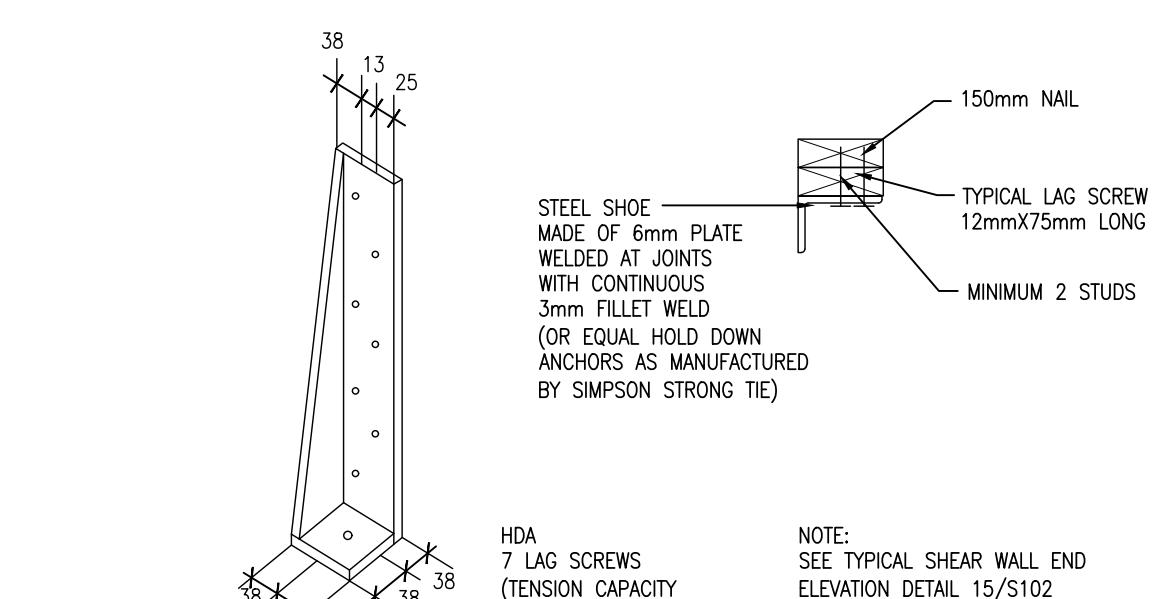
**FOUNDATION WALL AT
DOOR OPENING**
1:20



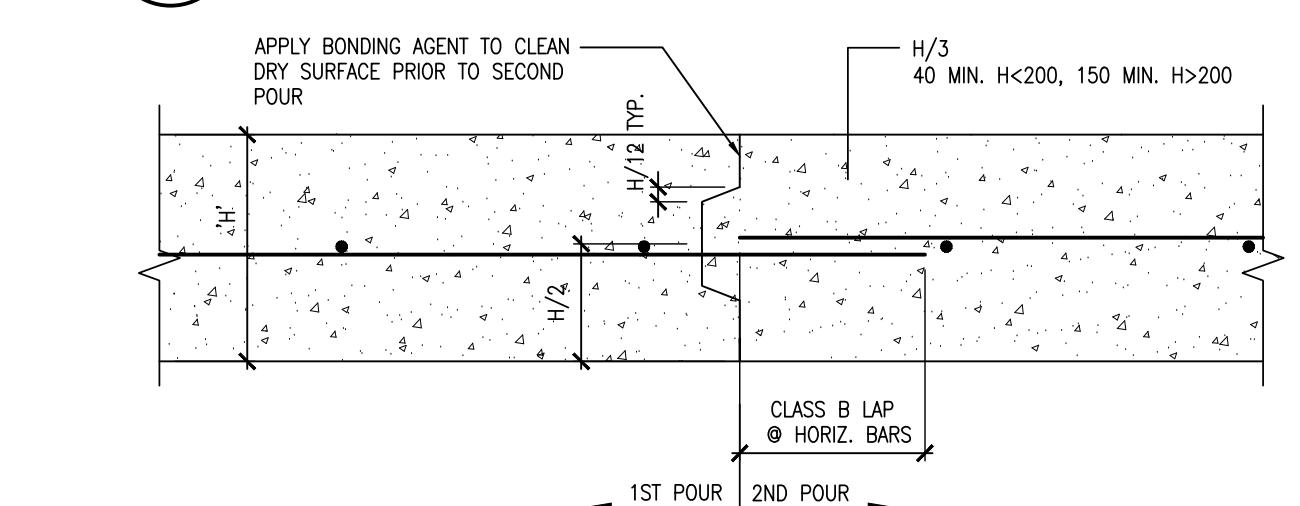
BACKFILL UNDER CONT. WALL FOOTING
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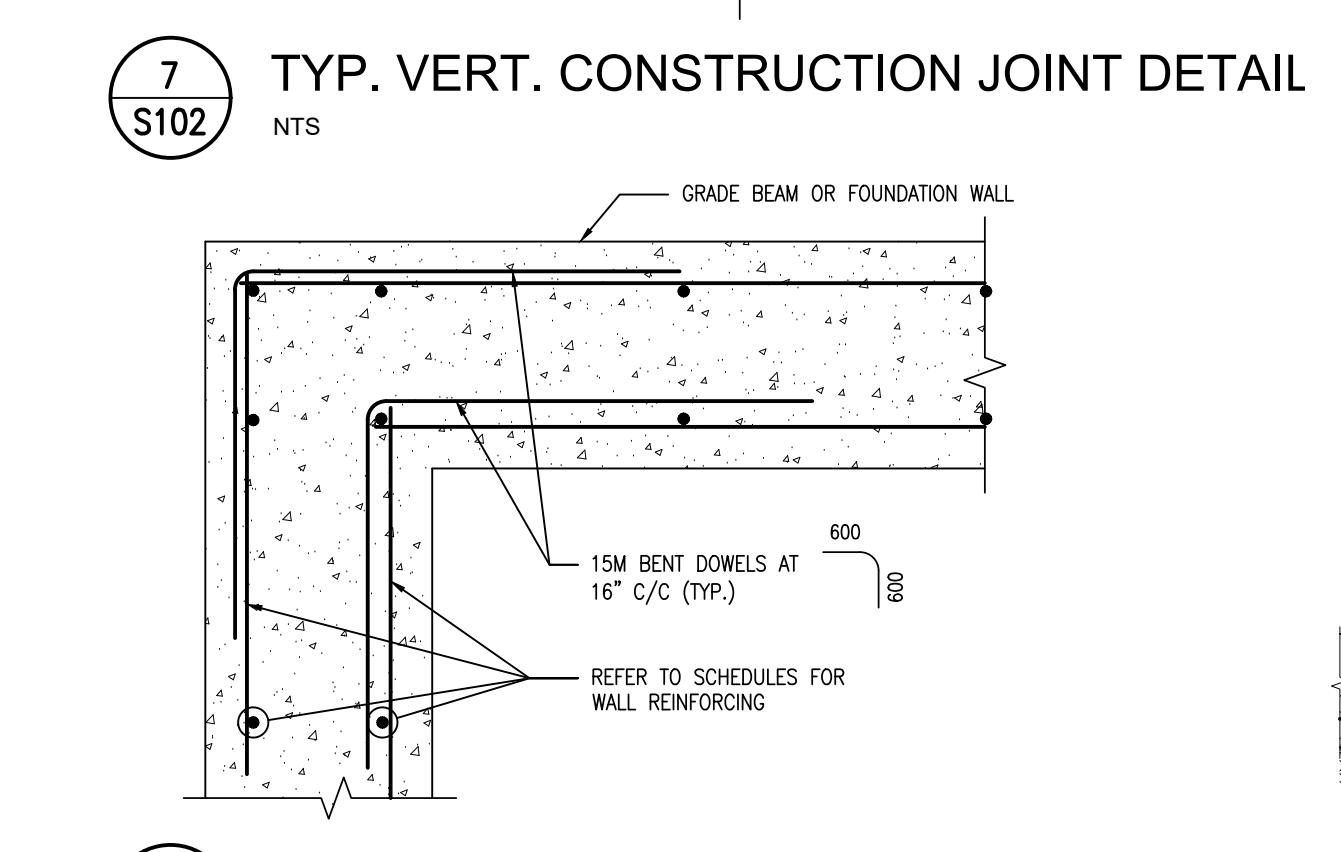
TYPICAL SLAB SAWCUTS
N.T.S.



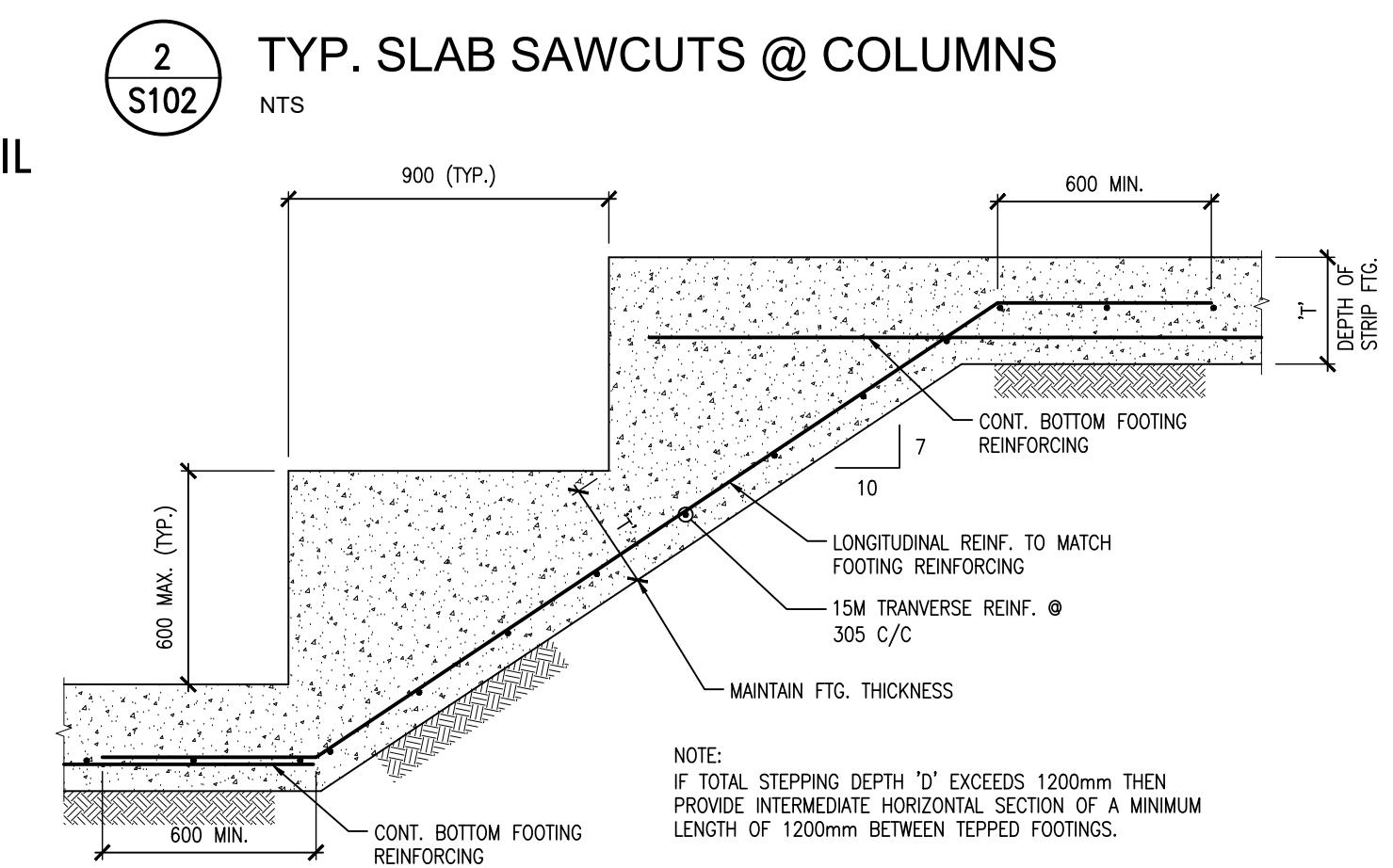
HOLD DOWN ANCHOR (HDA)
1:10



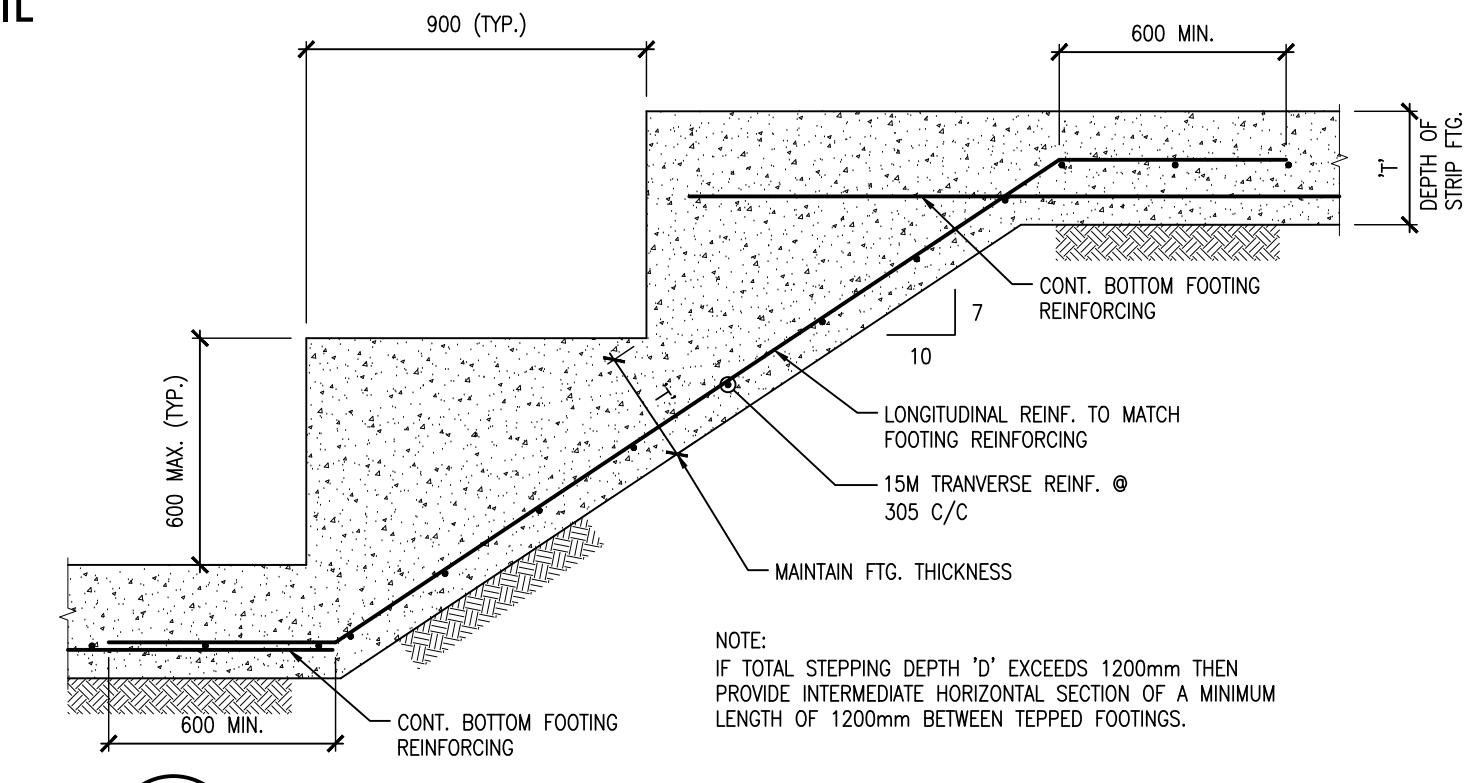
**TYPICAL BUILT-UP WOOD
NAILING PATTERN**
1:20



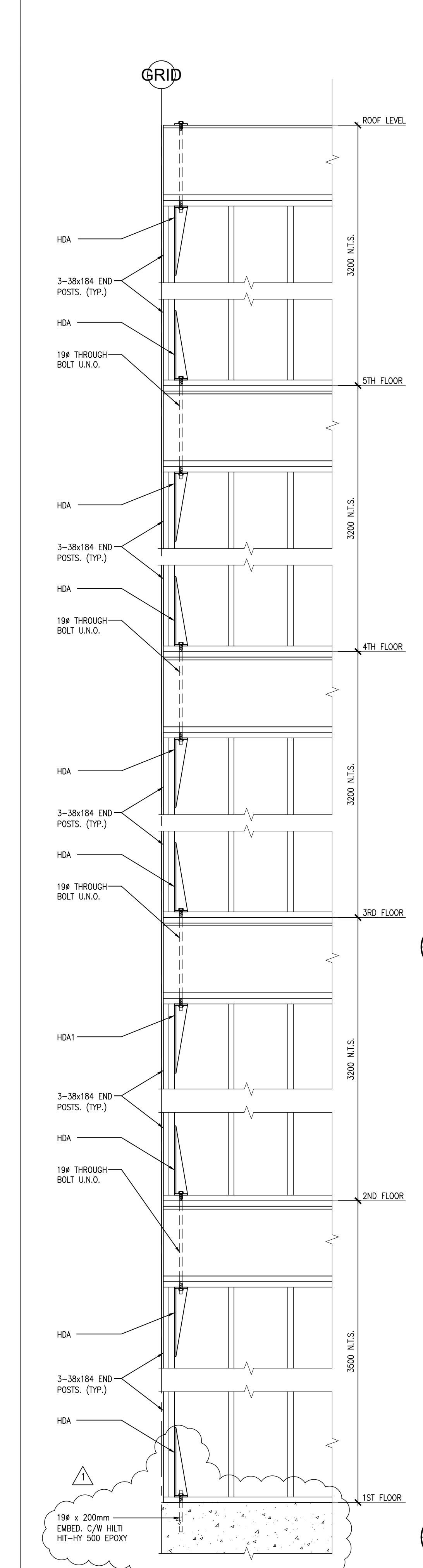
TYP. VERT. CONSTRUCTION JOINT DETAIL
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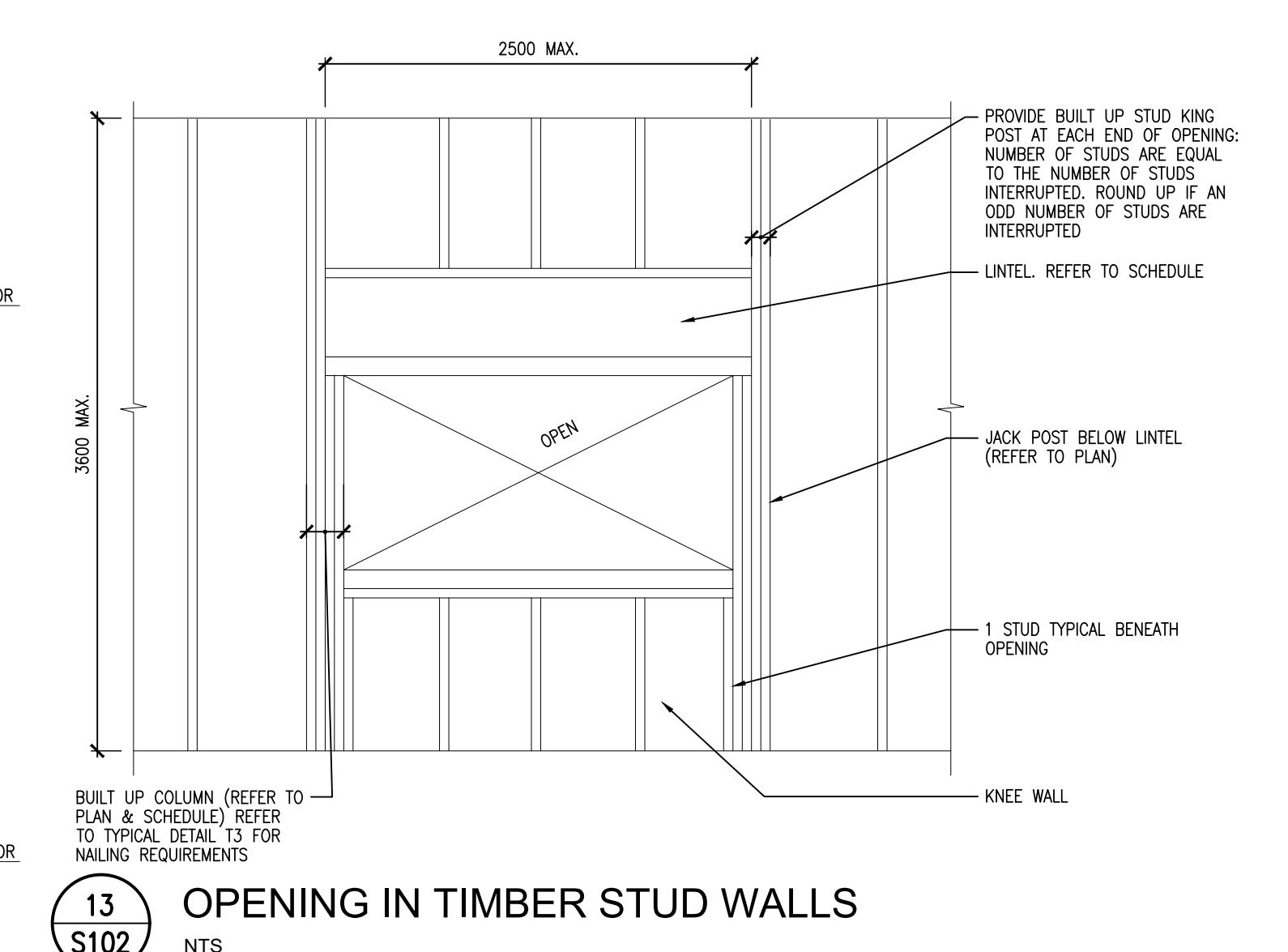
TYP. SLAB SAWCUTS @ COLUMNS
N.T.S.



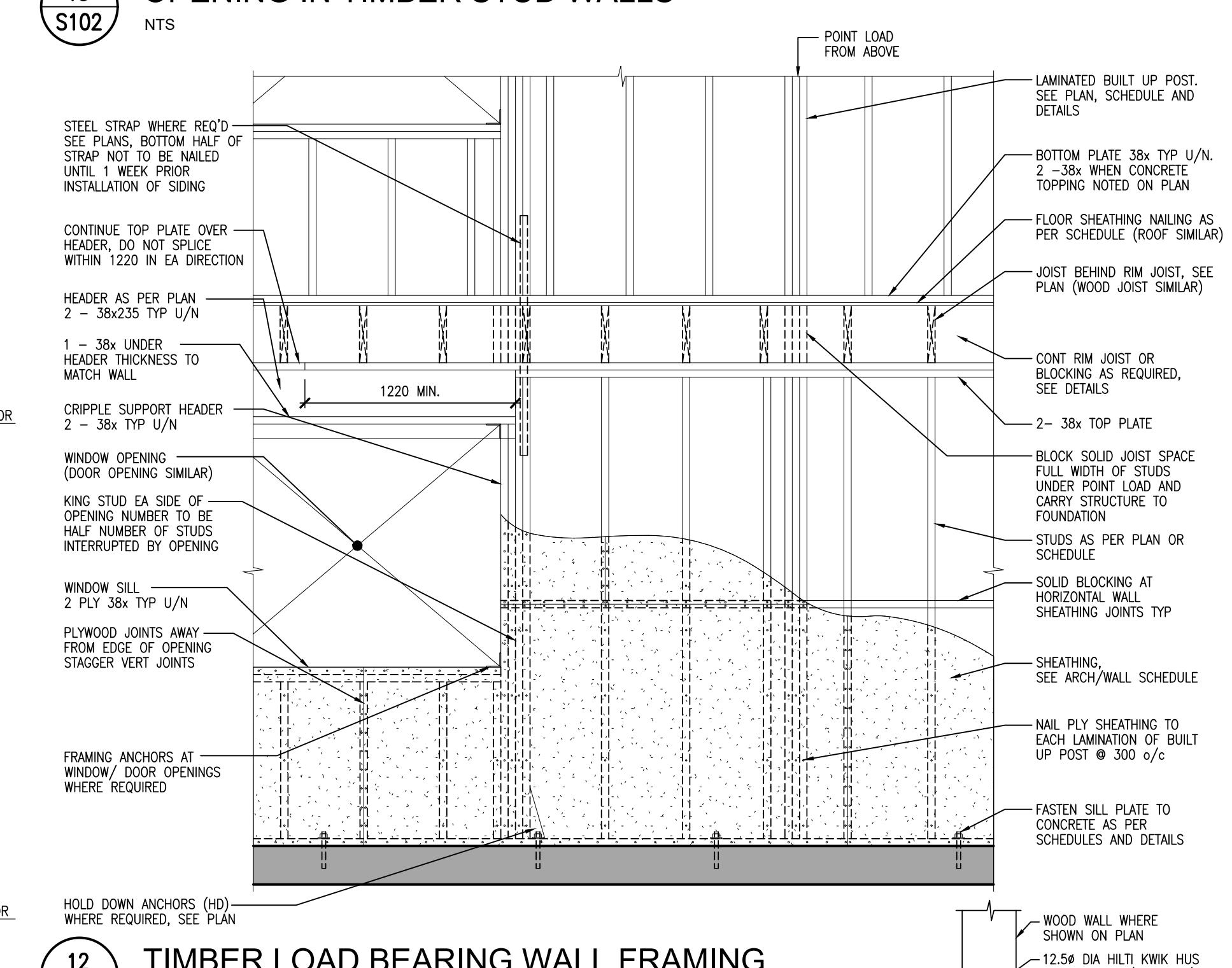
TYP. STEP DOWN FOOTING DETAIL
1:20



TYP. WALL ELEVATION AT HOLD DOWN ANCHORS (HDA)
N.T.S.



OPENING IN TIMBER STUD WALLS
N.T.S.



TIMBER LOAD BEARING WALL FRAMING
N.T.S.

TYP. WALL REINF. AT WALL CORNERS
1:10

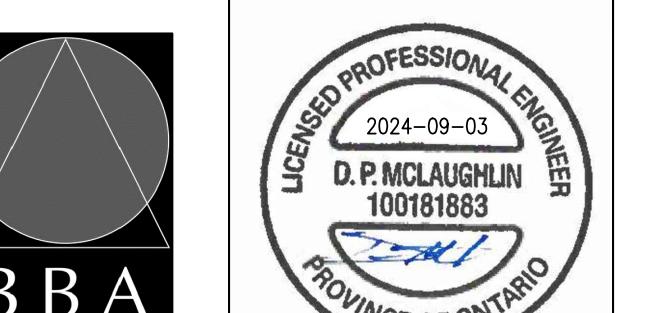
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△ ADDENDUM #1	SEP. 03, 2024	BBA	
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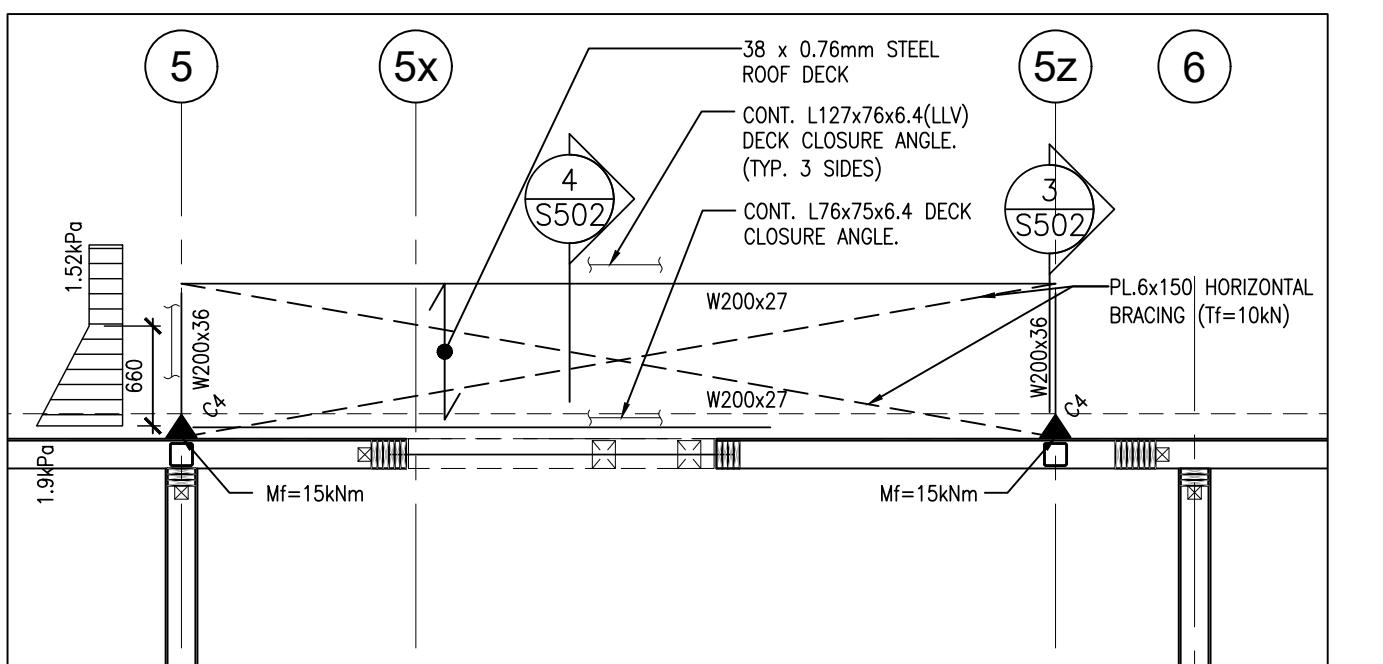
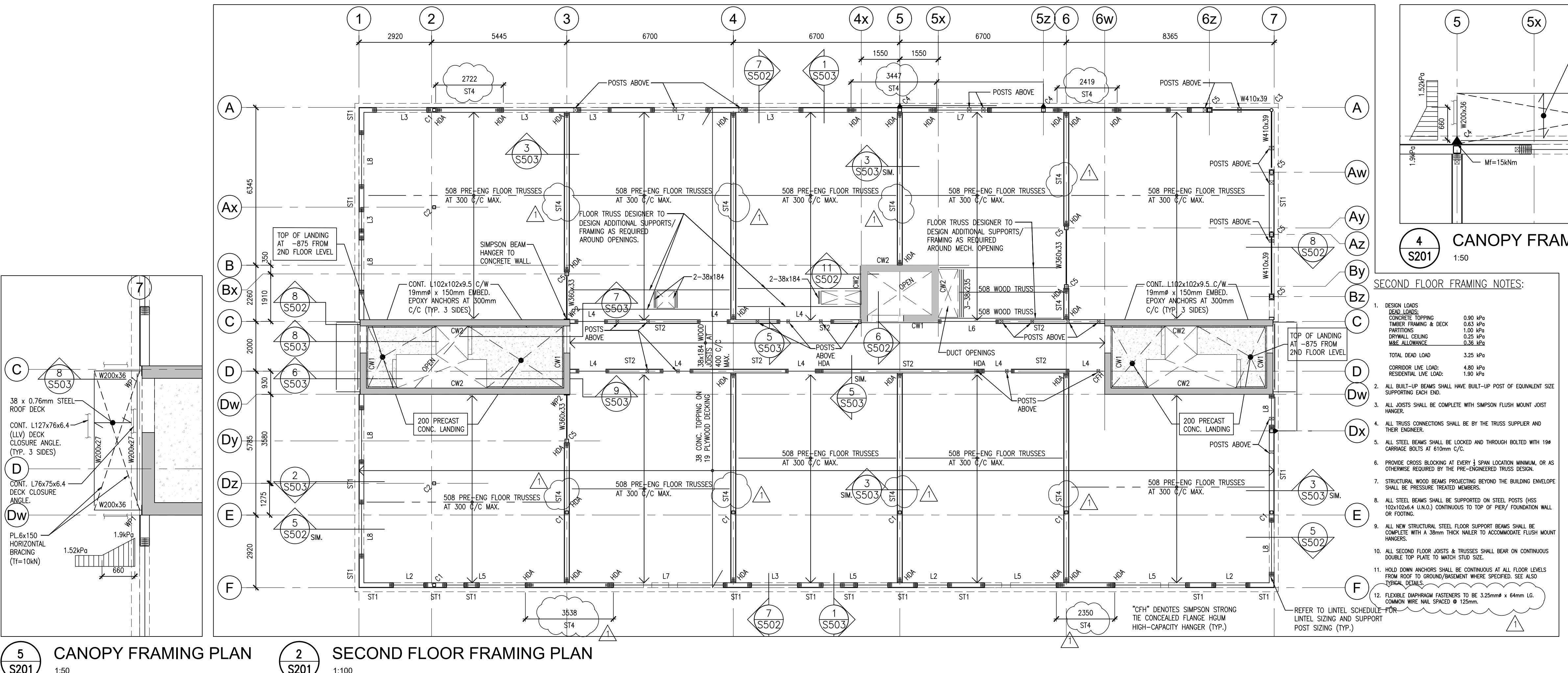
PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
**FOUNDATION & SECOND
FLOOR FRAMING PLANS**

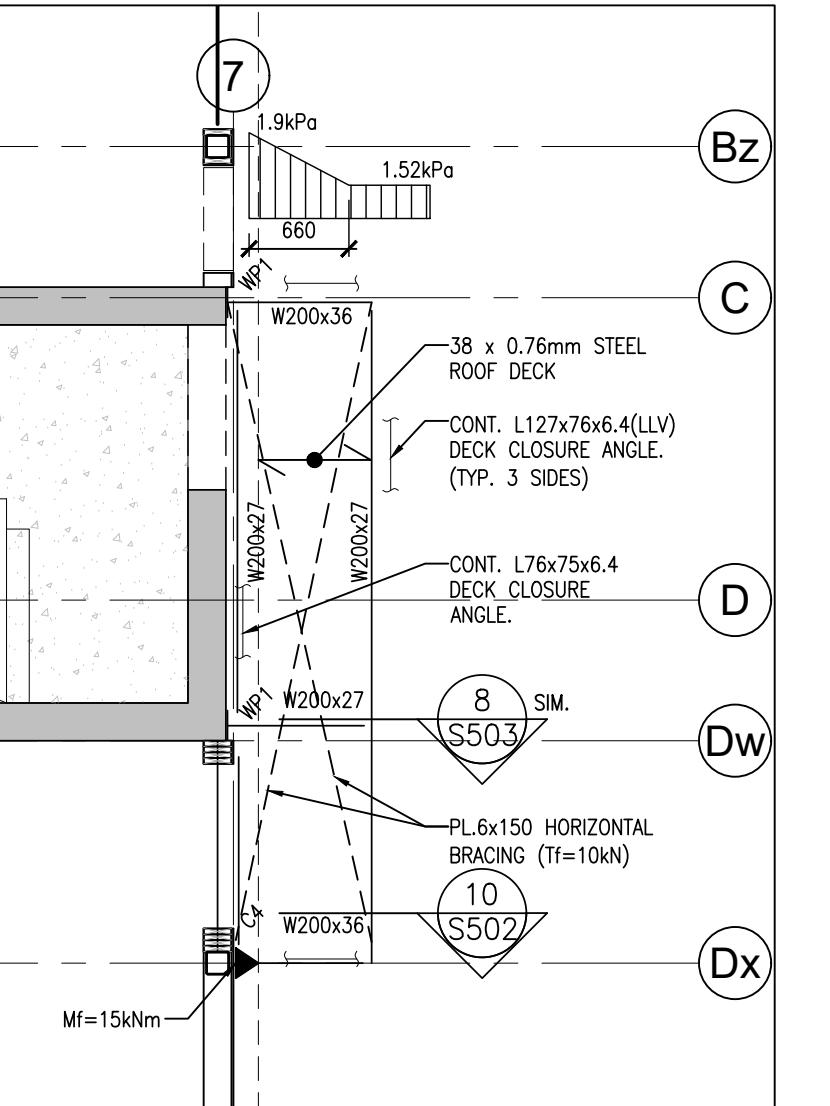


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FILE:

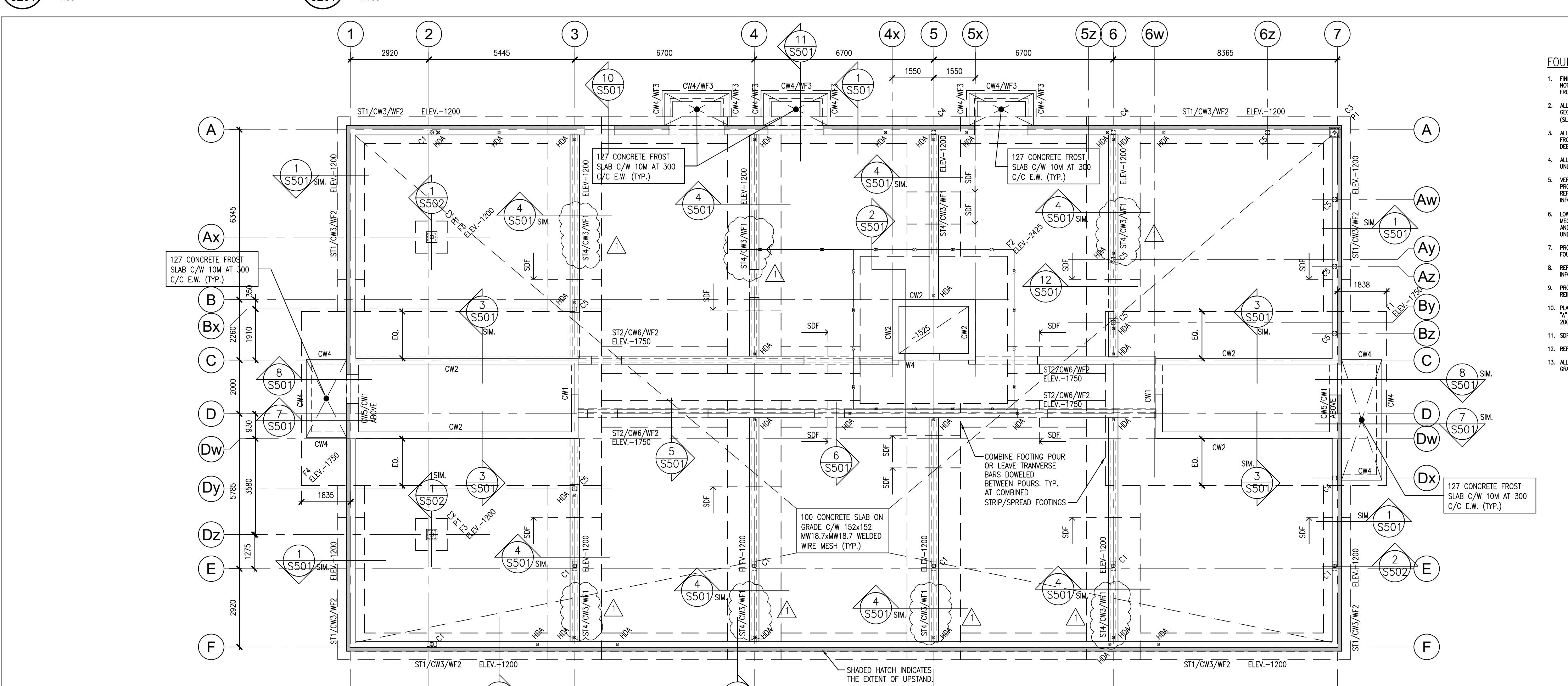
PROJECT NO.: 21046
DRAWING NO.: S201



CANOPY FRAMING PLAN



CANOPY FRAMING PLAN

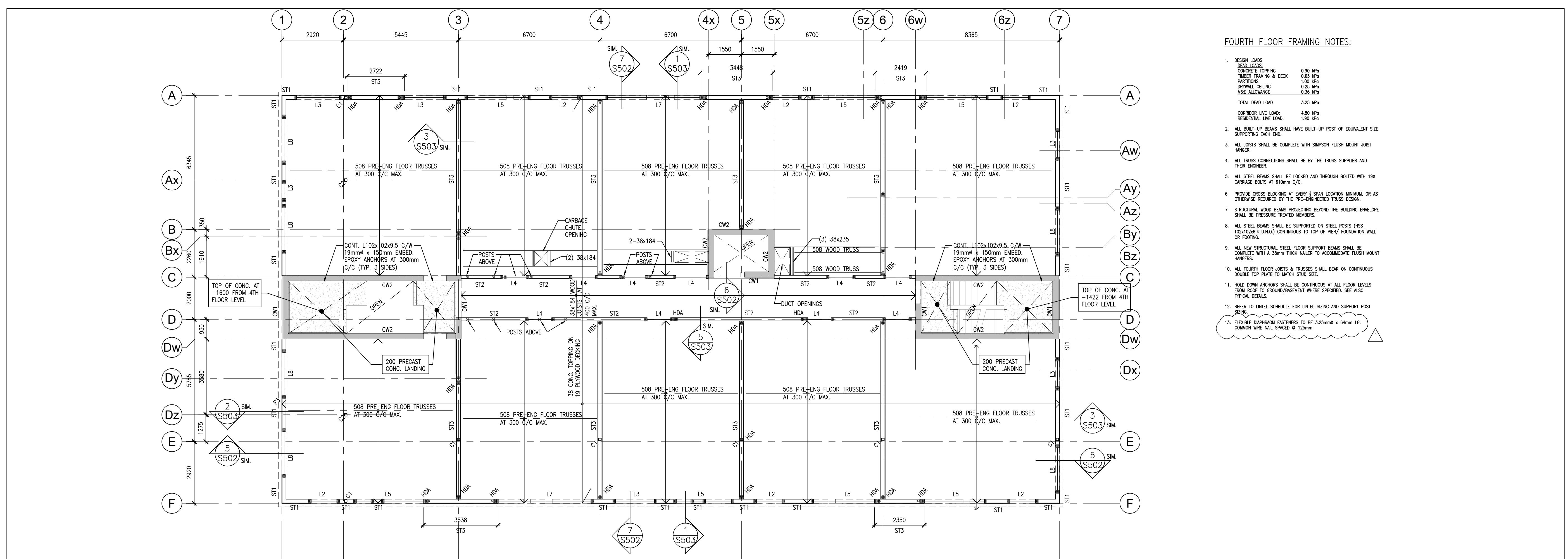


FOUNDATION PLAN

- FOUNDATION PLAN NOTES:
- FINISHED GROUND FLOOR IS AT ELEVATION 000 EXCEPT AS DRESSED AND FINISHED. ELEVATION NOTES ARE TO BE READ FROM THE FINISHED FLOOR ELEVATION 000 UNLESS OTHERWISE NOTED.
 - ALL FOOTINGS SHALL BEAR ON IMPROVED SOIL AS APPROVED BY THE GEOTECHNICAL CONSULTANT. DESIGN SOIL BEARING CAPACITY IS 100kPa (SLS).
 - ALL CONCRETE FOOTINGS SHALL BE FOUNDED AT MINIMUM DEPTH EL-1300 FROM FINISHED GROUND. TYPICAL ALL FOOTINGS UNLESS OTHERWISE NOTED.
 - ALL FOOTINGS SHALL BE CENTERED UNDER PIERS, WALLS AND OR COLUMNS UNLESS OTHERWISE SPECIFICALLY NOTED ON PLANS.
 - VERIFY ANY EXISTING FOOTING ELEVATIONS AND SITE SERVICES PRIOR TO START OF WORK. NOTIFY CONSULTANT OF ANY DISCREPANCIES. REFER TO MECHANICAL AND ARCHITECTURAL DRAWINGS FOR ADDITIONAL INFORMATION.
 - LOWER FOOTINGS TO ACCOMMODATE NEW AND/OR EXISTING FOOTINGS, MECHANICAL, ELECTRICAL OR PLUMBING SERVICES. SEE MECHANICAL, ELECTRICAL AND PLUMBING DRAWINGS FOR ELEVATIONS OF SAME. FOOTINGS ARE NOT TO BE UNDERRUN BY EXCAVATION FOR SERVICES, PTS, ETC.
 - PROTECT ALL EXISTING SUB GRADE SERVICES DURING INSTALLATION OF FOUNDATIONS.
 - REFER TO GENERAL NOTES AND TYPICAL DETAILS FOR ADDITIONAL INFORMATION.
 - PLACE ALL FOOTINGS TO MATCH ALL VERTICAL WALL REINFORCEMENT.
 - PLACE ALL CONCRETE SLAB ON GRADE ON 200mm COMPACTED GRANULAR "A" COMPACTED TO 100% S.P.M.D. AND COMPACTED GRANULAR "B" IN 200mm LISTS.
 - SDF DENOTES STEP DOWN FOOTING. REFER TO TYPICAL DETAILS.
 - REFER TO PROJECT GEOTECHNICAL REPORT FOR ALL OTHER REQUIREMENTS.
 - ALL FOOTINGS SHALL BE PLACED ON 200mm COMPACTED TYPE 2 GRANULAR B ON CONCRETE GROUND STABILIZATION PILES BY MENARD.

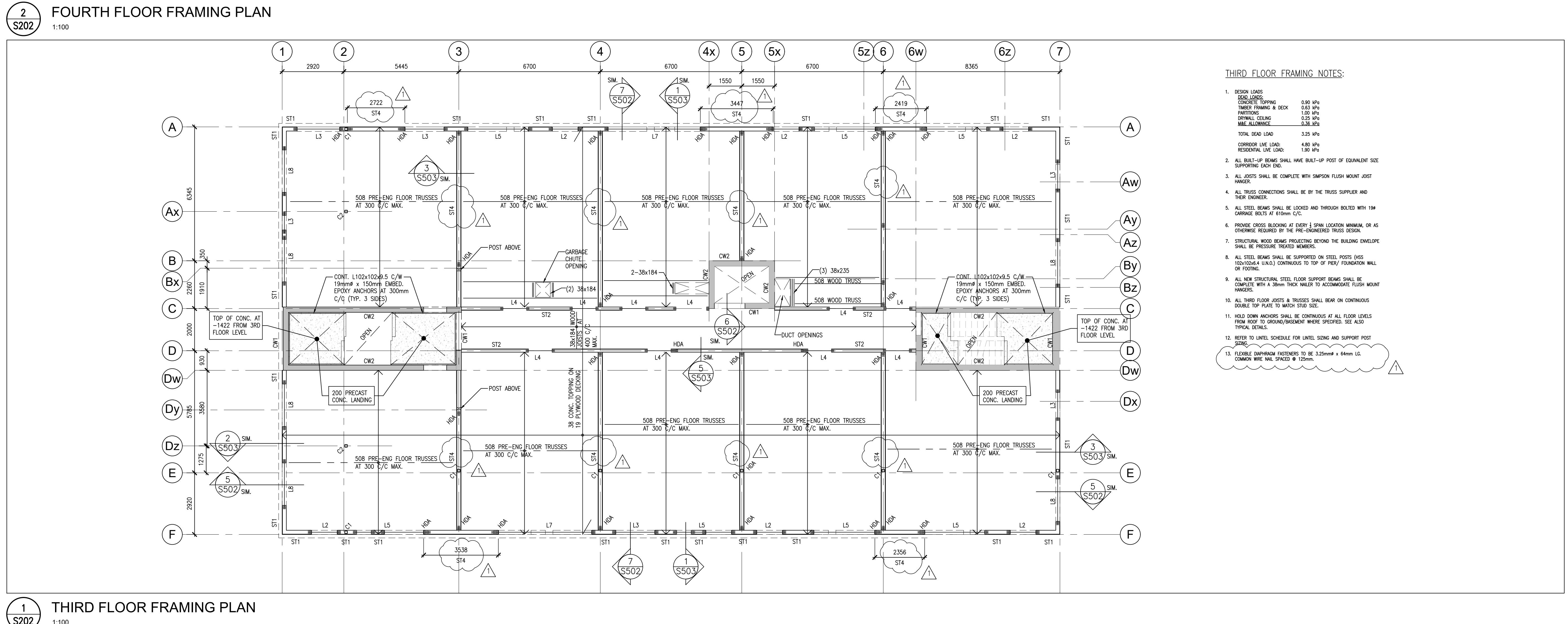
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PROJECT NO.: 21046
DRAWING NO.: S201



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**DRAWING:
THIRD & FOURTH
FLOOR FRAMING PLANS**

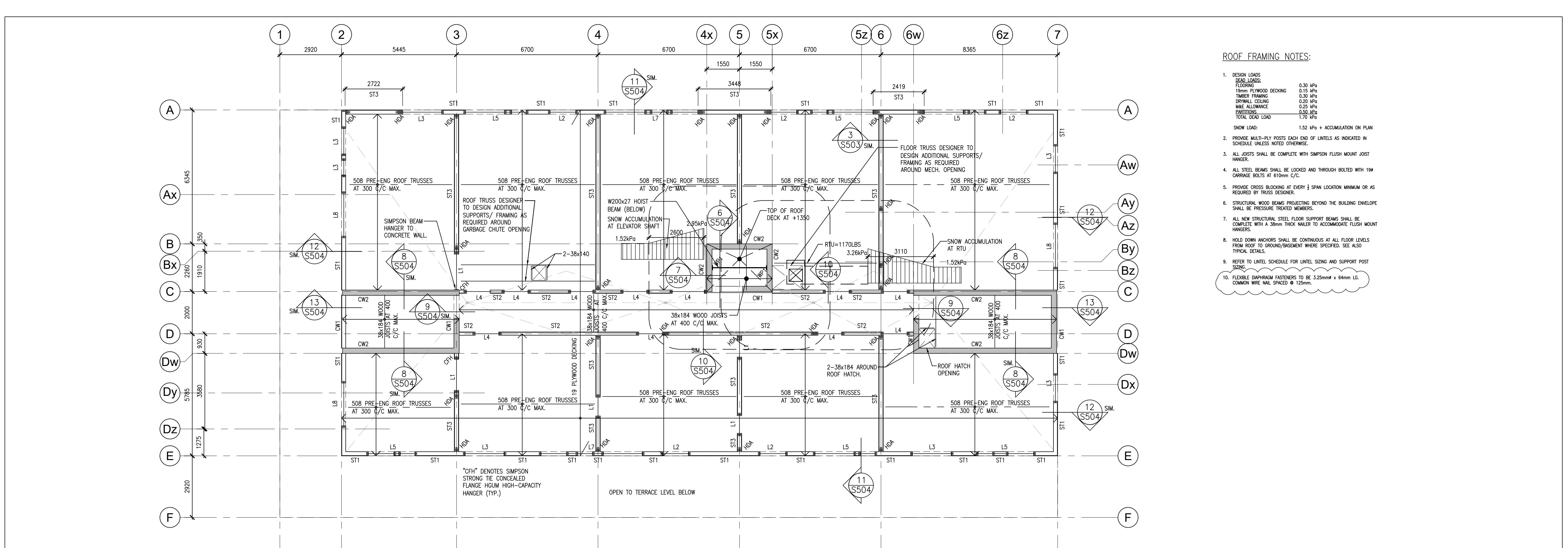
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**LICENSED PROFESSIONAL ENGINEER
D.P.MCLAUGHLIN
100181883**

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FAX: (905) 666-5256 e-mail: bba@bba-archeng.com	FILE:

PROJECT NO.: 21046

DRAWING NO.: S202



2
S203
1:100
ROOF FRAMING PLAN

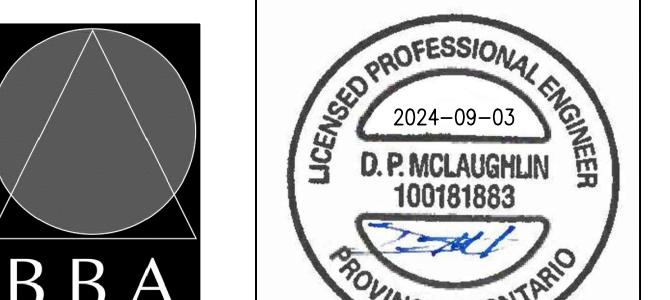
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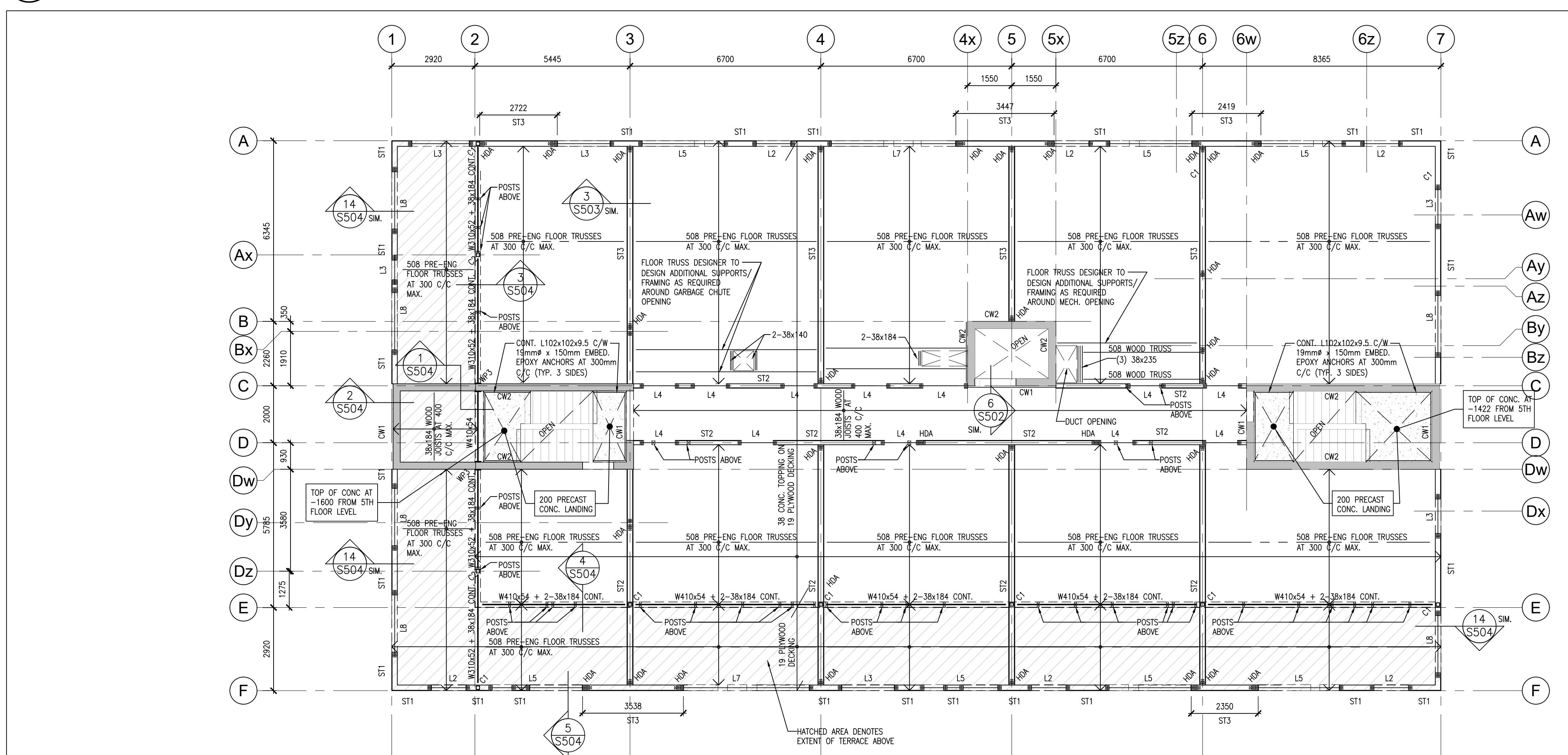
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MIXED-USE BUILDING DEVELOPMENT (BLDG.#3)
PHASE 1
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
FIFTH FLOOR & ROOF FRAMING PLANS



DESIGN BY: MF
DRAWN BY: CM
CHECKED BY: BK
DATE: FEB. 2024
SCALE:
FILE:

PROJECT NO: 21046
DRAWING NO: S203



1
S203
1:100
FIFTH FLOOR/ TERRACE FRAMING PLAN

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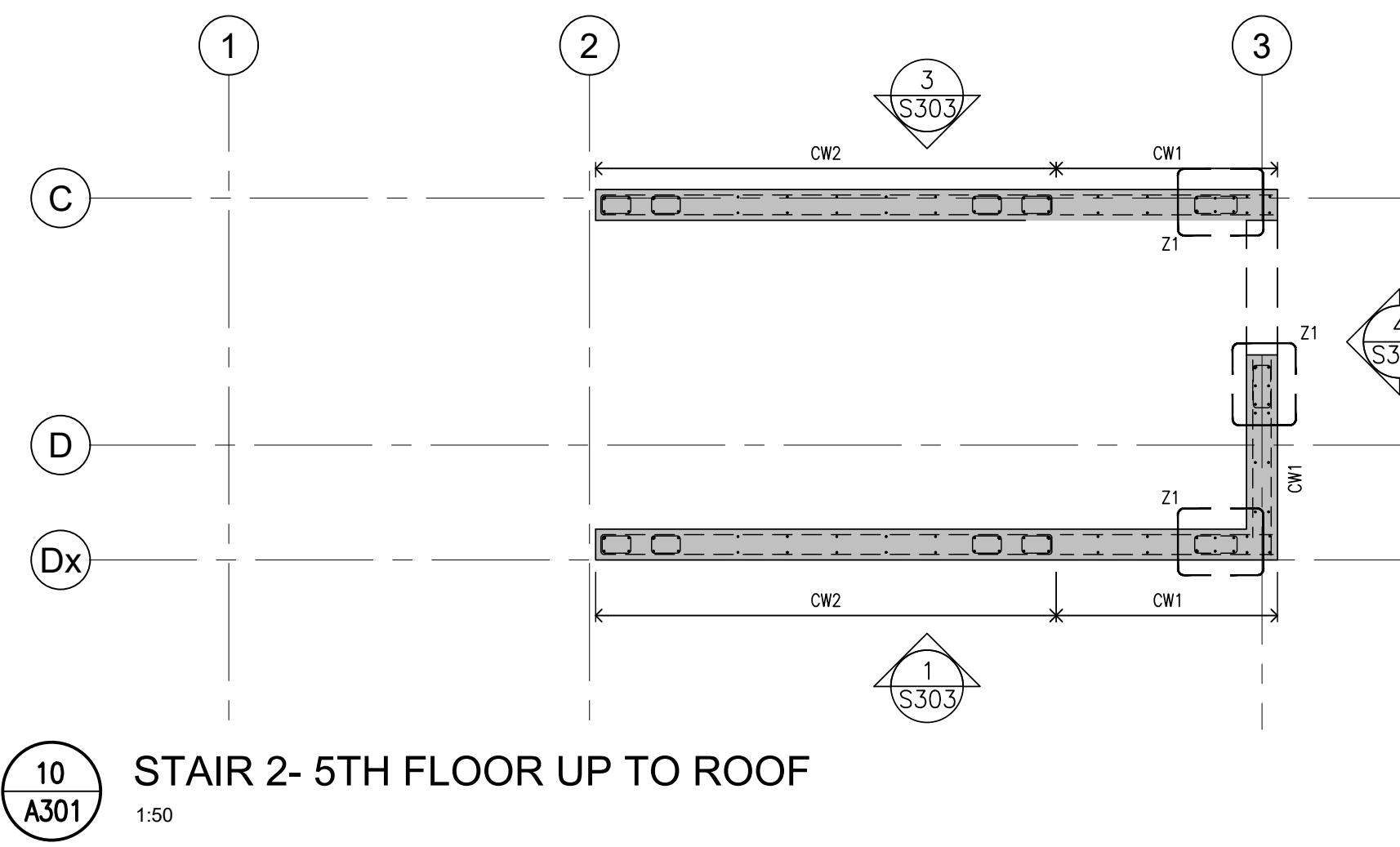
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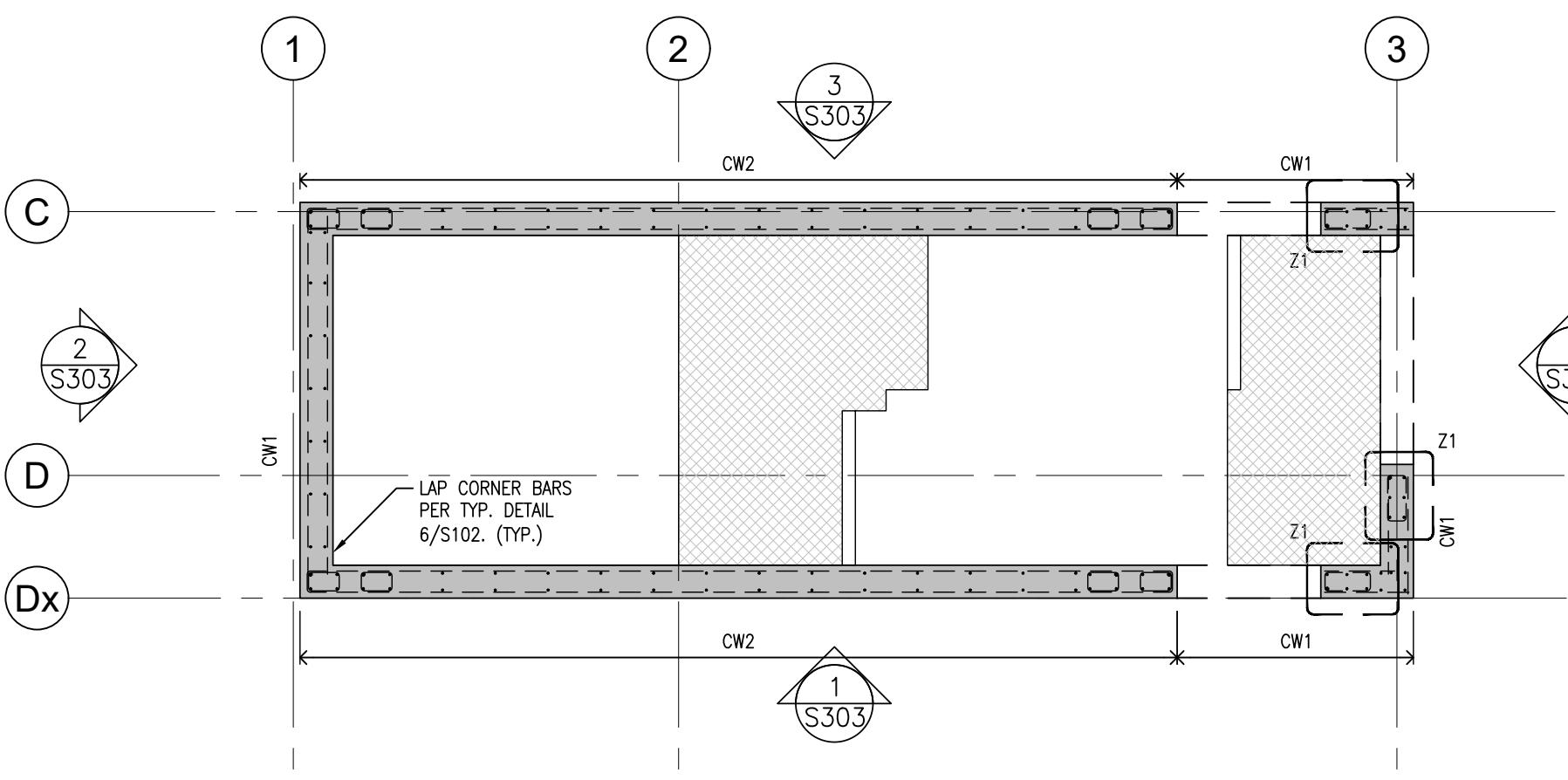
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DRAWING:
**CONCRETE SHEAR
WALL PLANS**

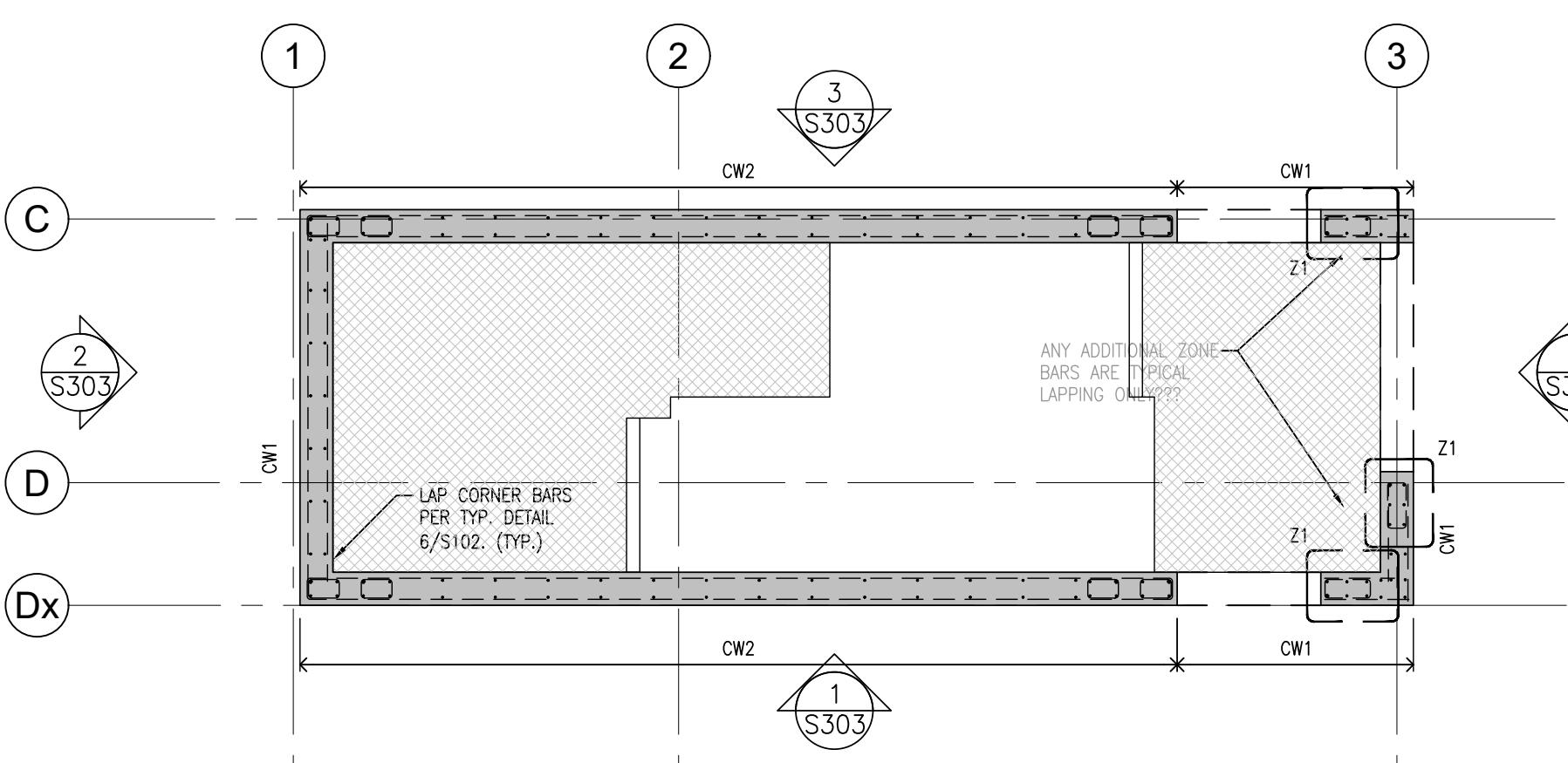
BARRY BRYAN ASSOCIATES	
Architects Engineers Project Managers	
250 Water Street Suite 201 Whitby, Ontario L1N 0G5	
Tel: (905) 666-5252 Fax: (905) 666-5256 e-mail: bba@bba-archeng.com	
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DRAWN BY: CM	COMPLETE
CHECKED BY: BK	INITIAL
DATE: FEB. 2024	SCALE: 1:50 U.N.O.
FILE:	PROJECT NO.: 21046
DRAWING NO.: S301	



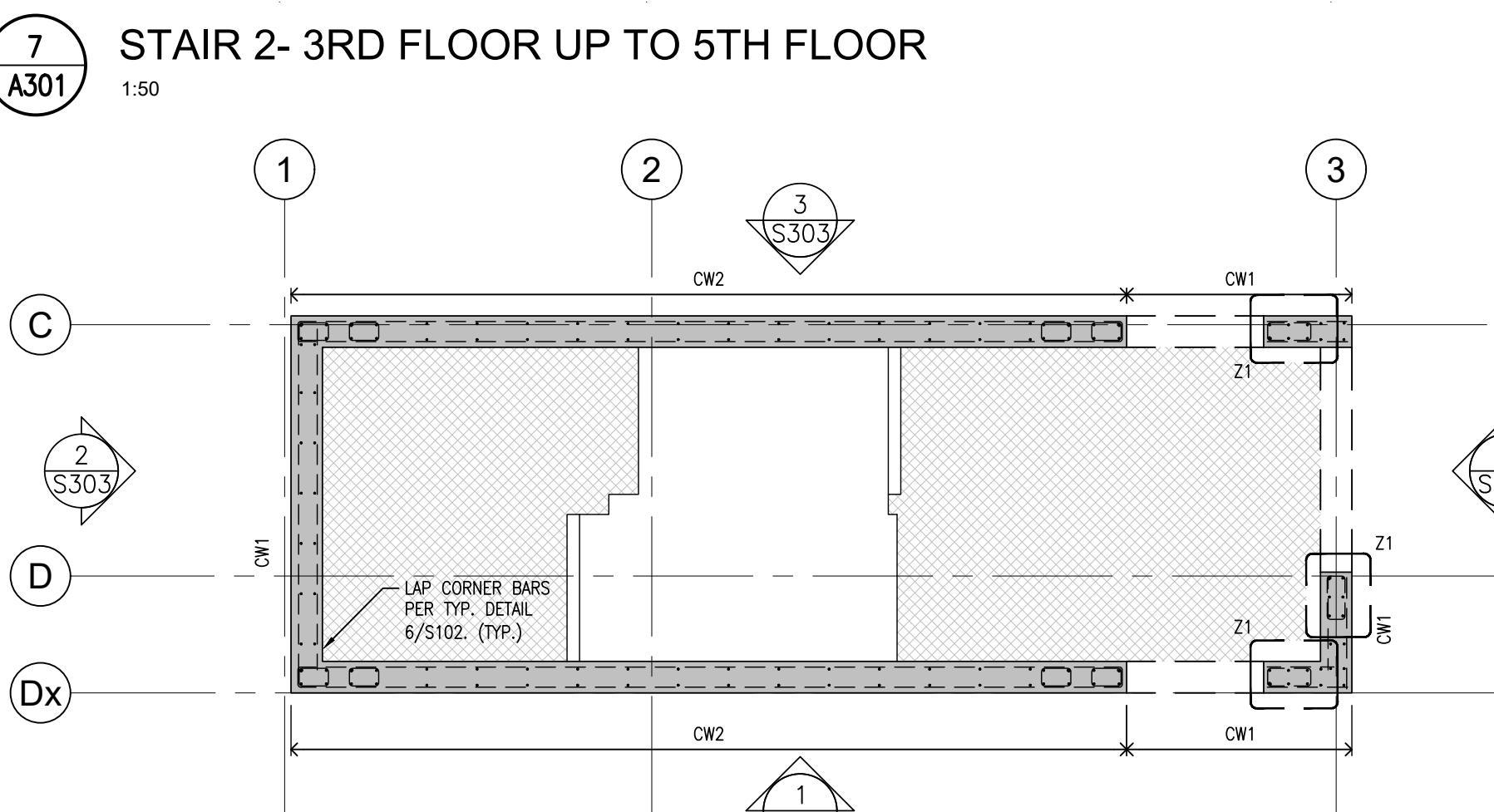
10 A301 STAIR 2-5TH FLOOR UP TO ROOF 1:50



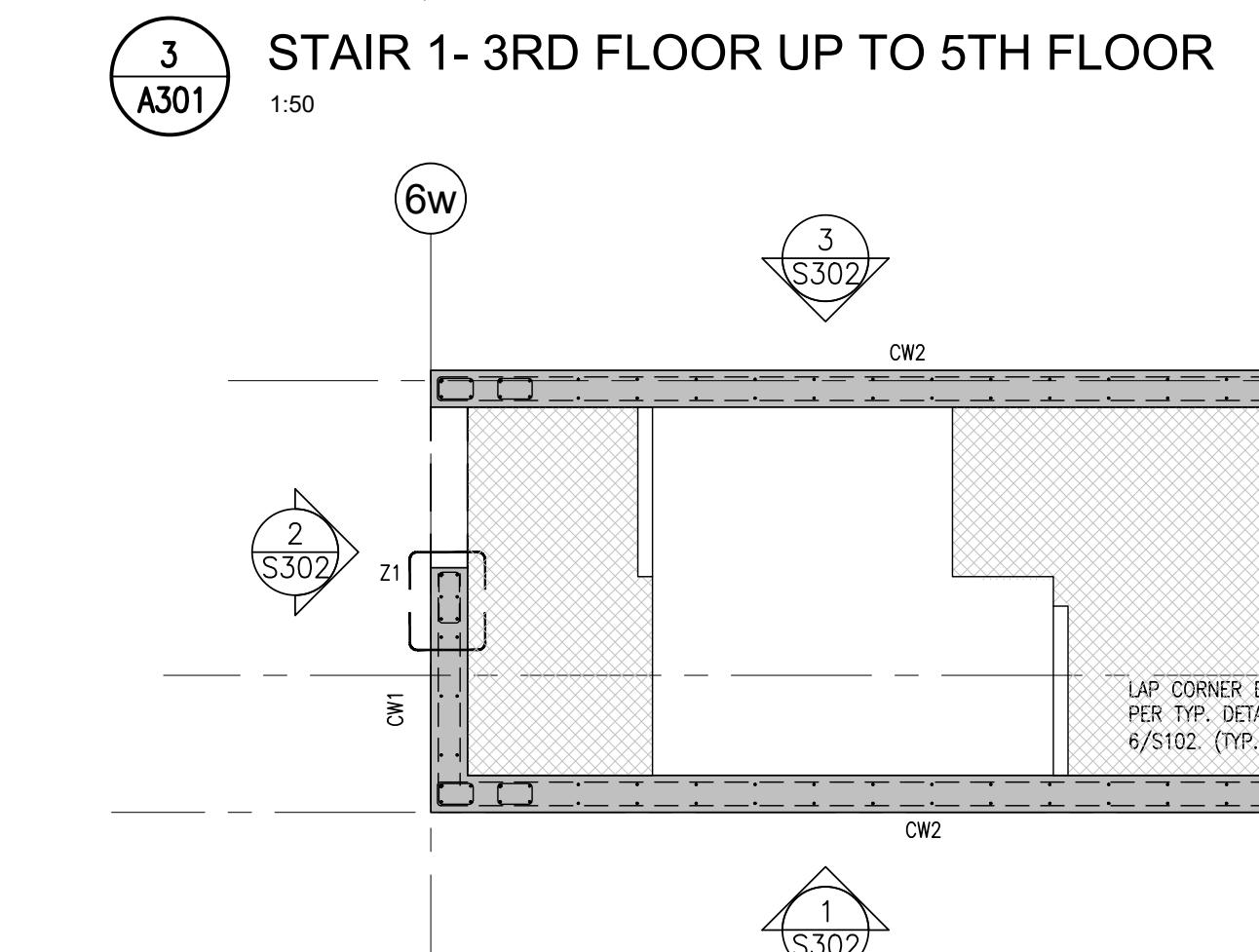
8 A301 STAIR 2-4TH FLOOR UP TO 5TH 1:50



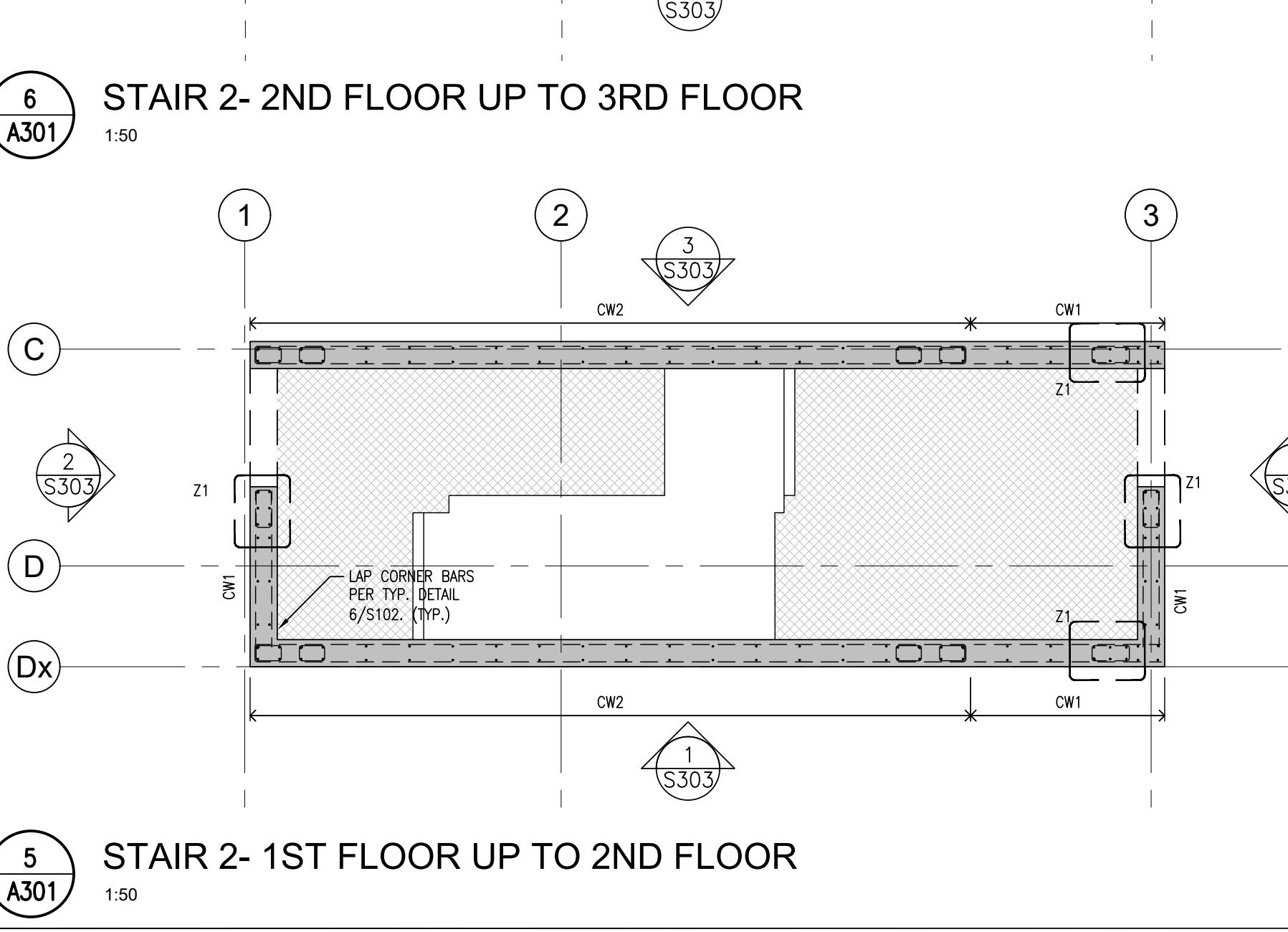
4 A301 STAIR 1-5TH FLOOR UP TO ROOF 1:50



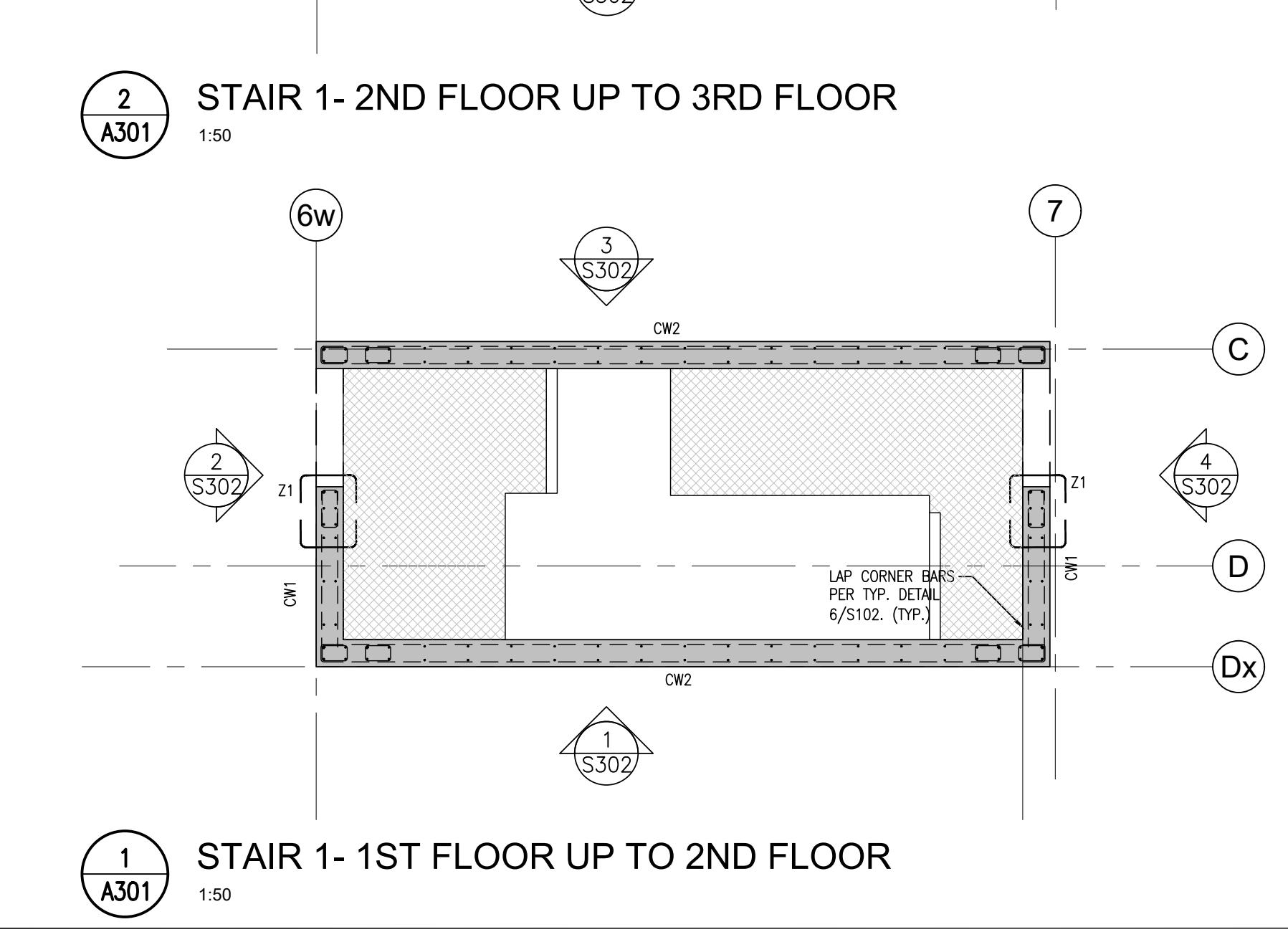
7 A301 STAIR 2-3RD FLOOR UP TO 5TH FLOOR 1:50



3 A301 STAIR 1-3RD FLOOR UP TO 5TH FLOOR 1:50

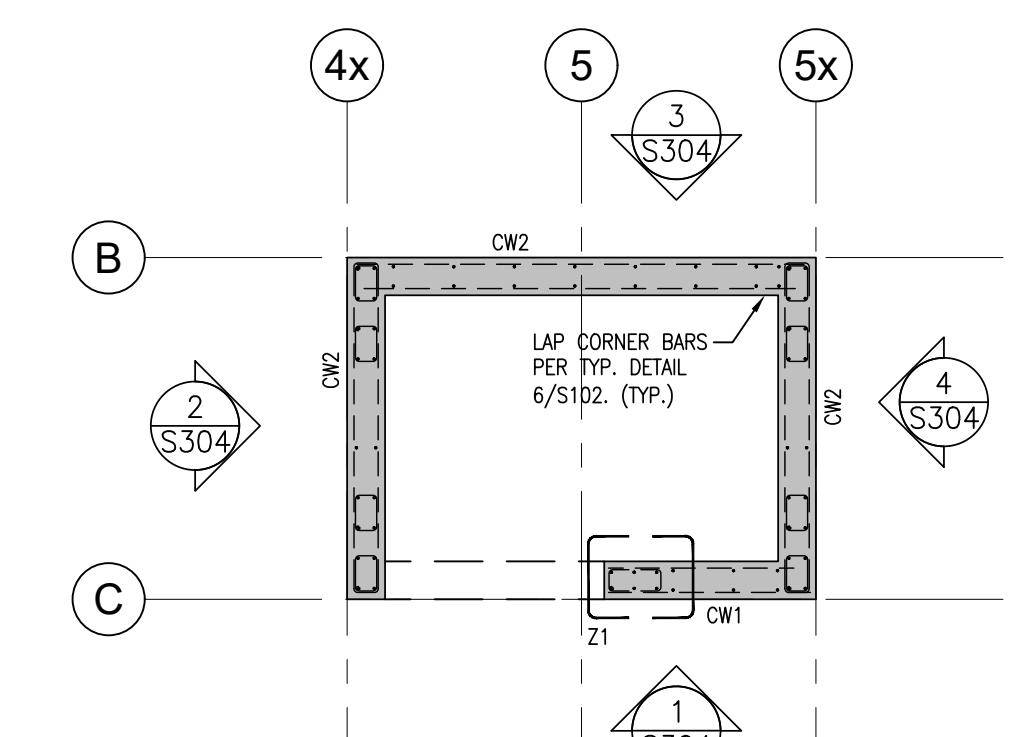


6 A301 STAIR 2-2ND FLOOR UP TO 3RD FLOOR 1:50

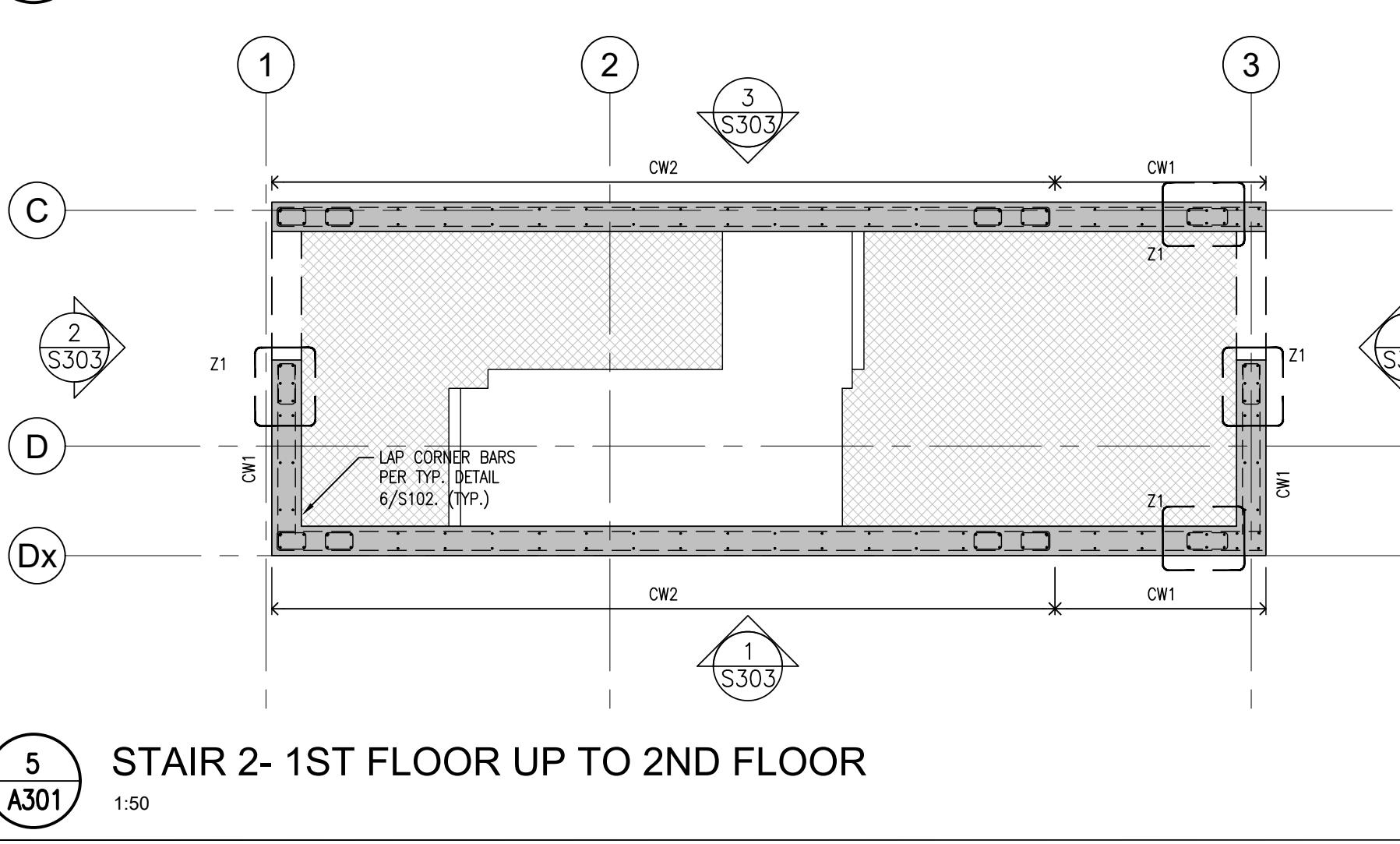


2 A301 STAIR 1-2ND FLOOR UP TO 3RD FLOOR 1:50

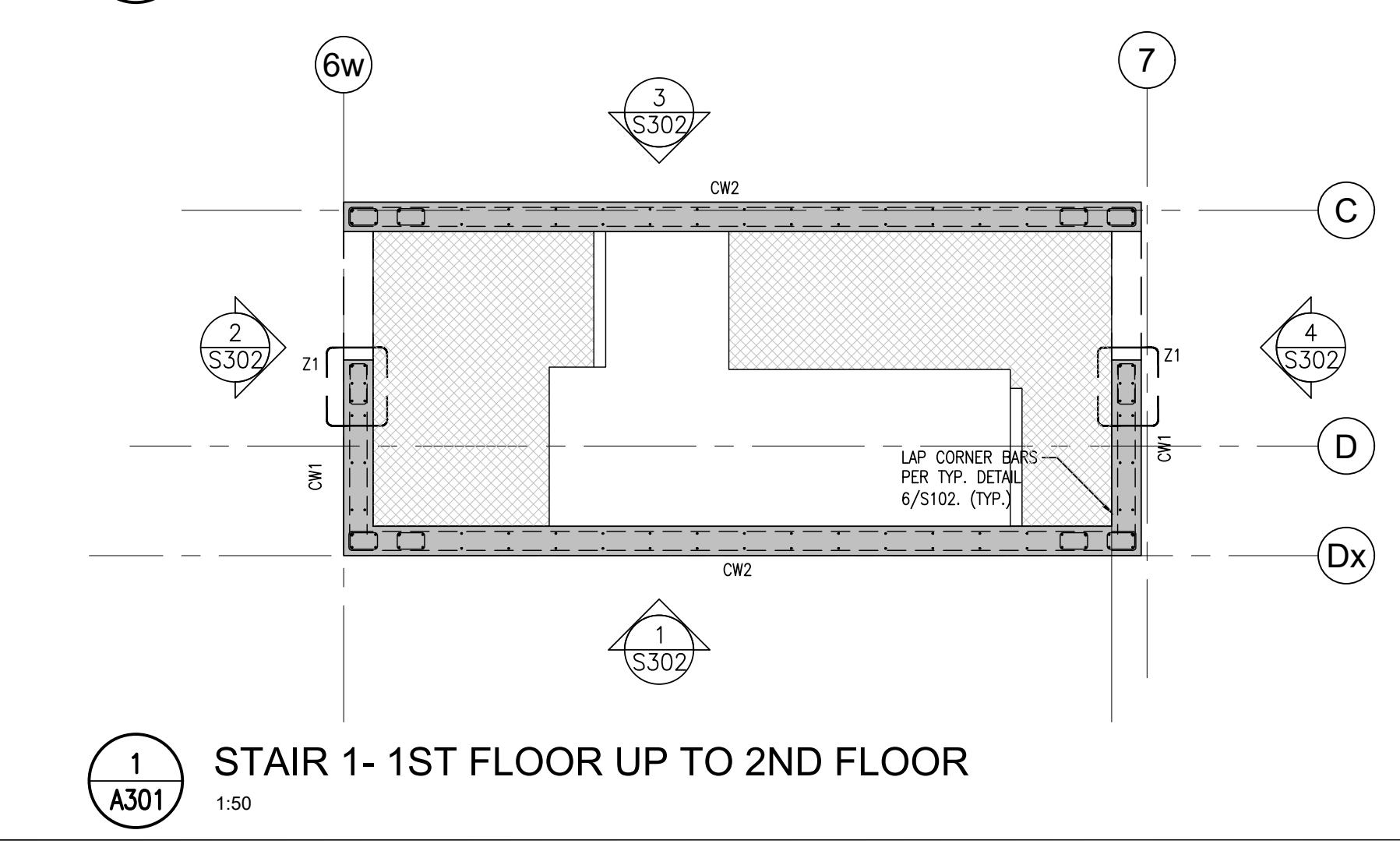
ZONE REINFORCEMENT SCHEDULE				
MARK	VERT. REINF.	ZONE STIRUPS	REMARKS	DETAIL
Z1	6-25M VERT.	10M AT 250 C/C		DETAIL 1
NOTE:				
1. ALL ZONE STIRUPS SHALL BE 10M AT 250 C/C. 2. ALL SPLICES SHALL BE CLASS 'B' TENSION LAP U.N.O.				



9 A301 ELEVATOR - 1ST FLOOR UP TO ROOF 1:50



5 A301 STAIR 2-1ST FLOOR UP TO 2ND FLOOR 1:50



1 A301 STAIR 1-1ST FLOOR UP TO 2ND FLOOR 1:50

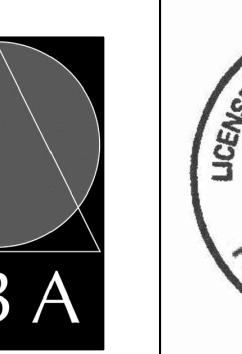
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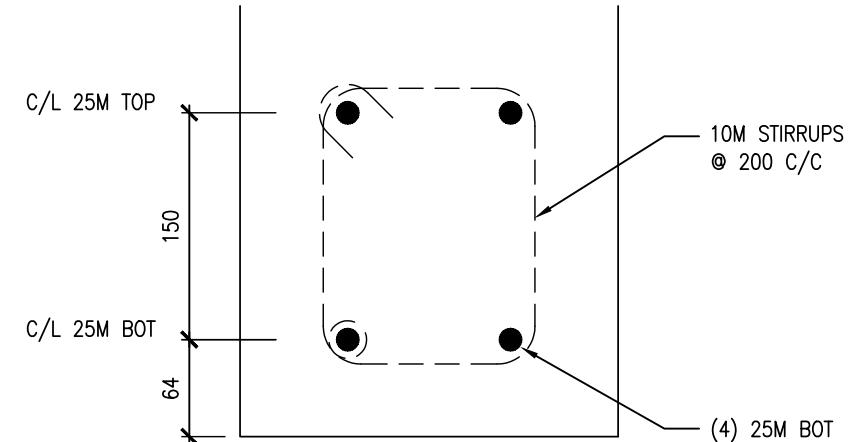
PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
**CONCRETE SHEAR WALL
ELEVATIONS - STAIR #1**

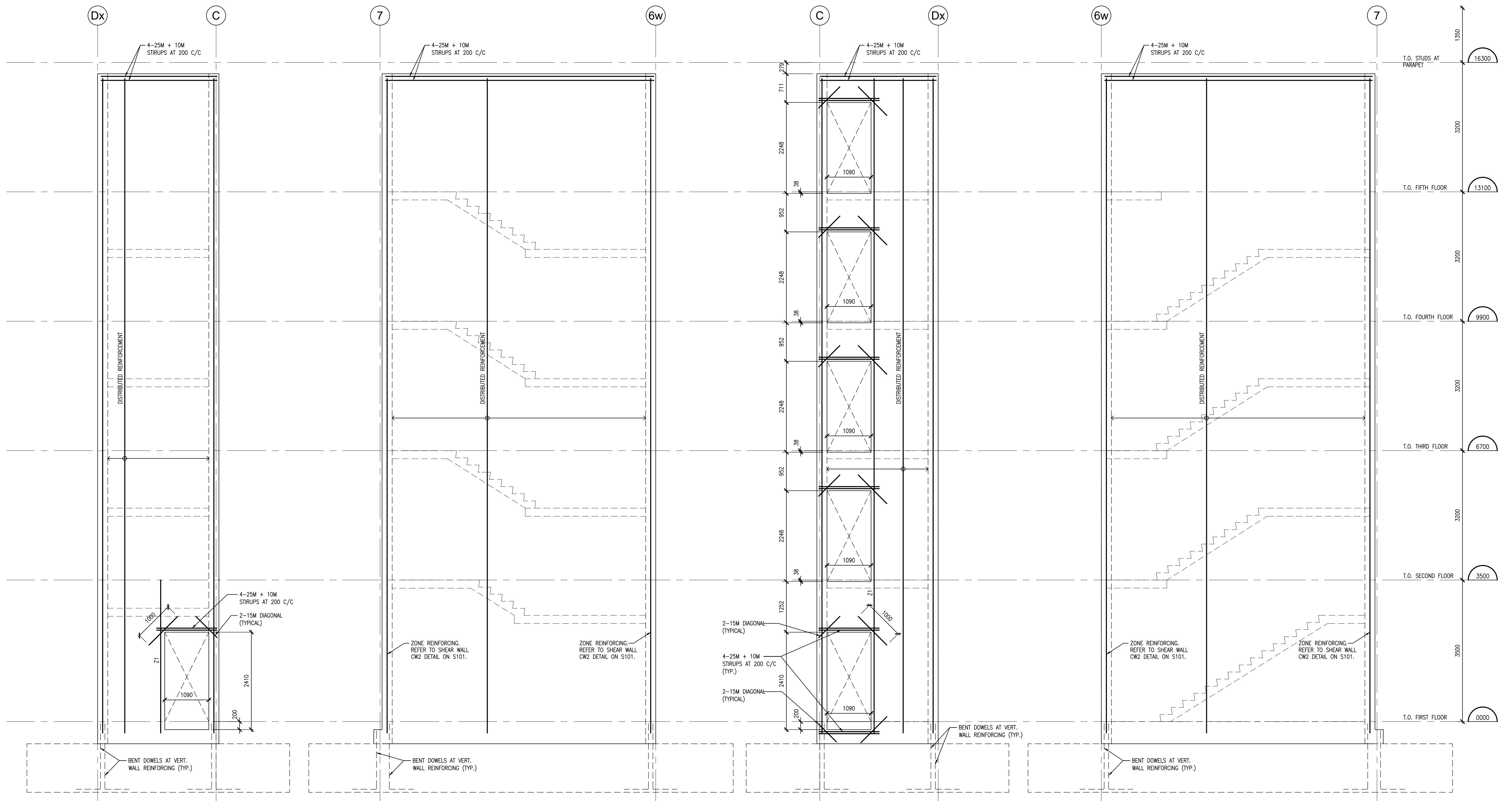


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MF	
DRAWN BY:	% COMPLETE
CM	
CHECKED BY:	INITIAL
BK	
DATE:	FEB. 2024
SCALE:	1:50 U.N.O.
Tel:	(905) 666-5252
Fax:	(905) 666-5256
e-mail:	bba@bba-archeng.com
FILE:	

PROJECT NO.: **21046** DRAWING NO.: **S302**



5
S302
1:5
TYPICAL CONC. HEADER



4
S302
1:50
ELEVATION - STAIR #1-EAST (GRID 7)

3
S302
1:50
ELEVATION - STAIR #1 - NORTH (GRID C)

2
S302
1:50
ELEVATION - STAIR #1-WEST (GRID 6w)

1
S302
1:50
ELEVATION - STAIR #1 - SOUTH(GRID Dx)

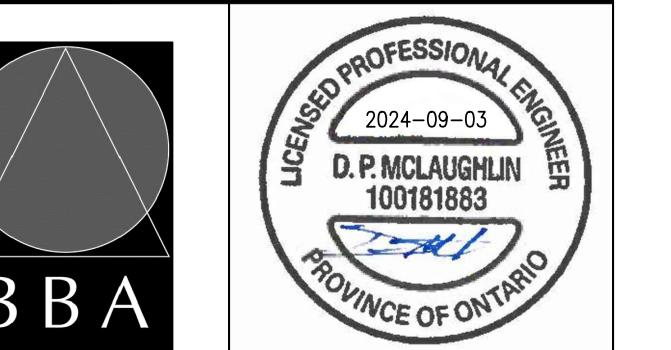
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NO.	REVISIONS	DATE	BY

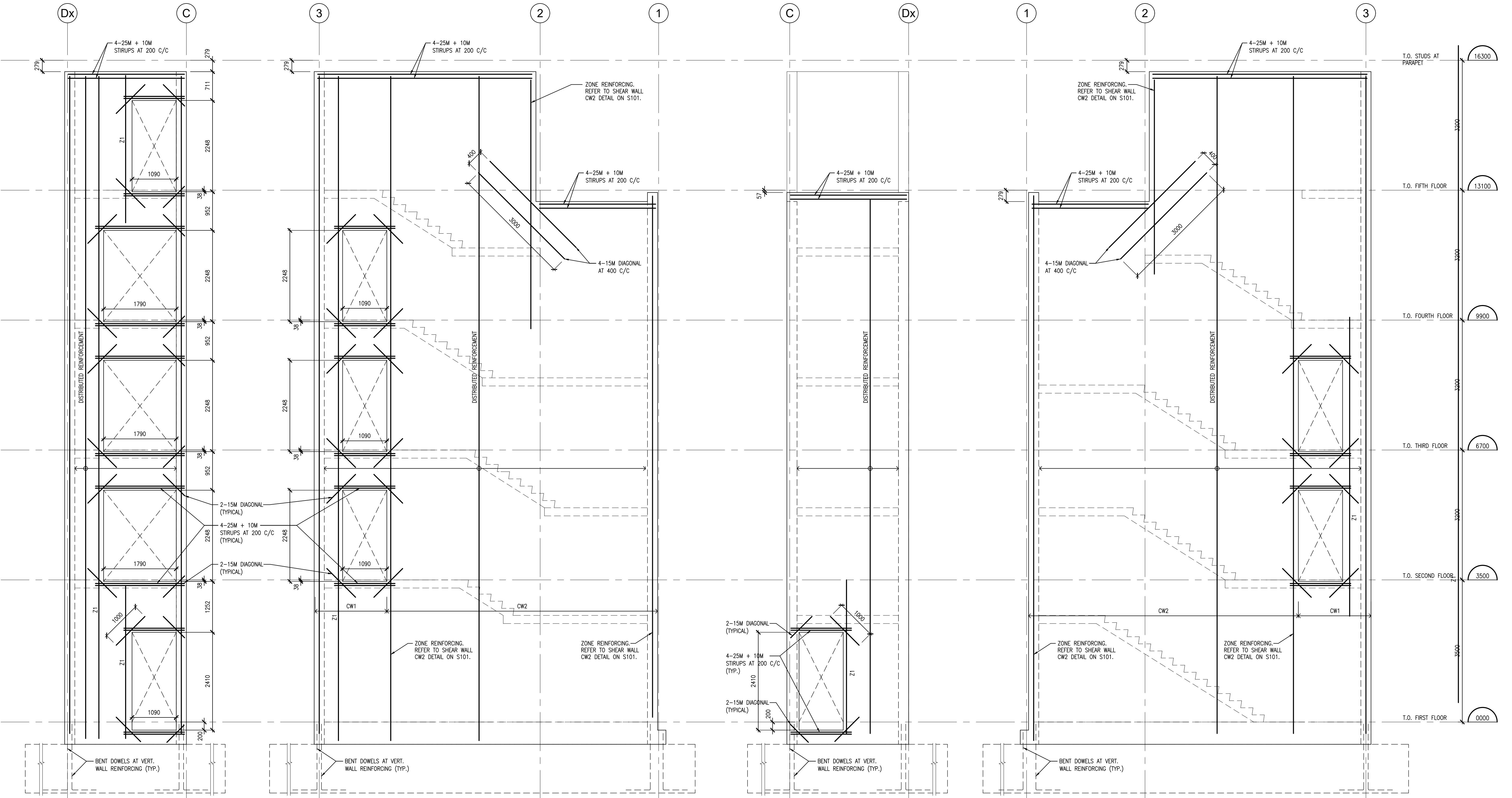
PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
**CONCRETE SHEAR WALL
ELEVATIONS - STAIR # 2**



DESIGN BY: MF DOC CONTROL DATE:
DRAWN BY: CM DRAWN DATE:
CHECKED BY: BK CHECKED DATE:
250 Water Street
Suite 201
Whitby, Ontario
L1N 0G5
Tel: (905) 666-5252
Fax: (905) 666-5256
e-mail: bba@bba-archeng.com

PROJECT NO.: **21046** DRAWING NO.: **S303**



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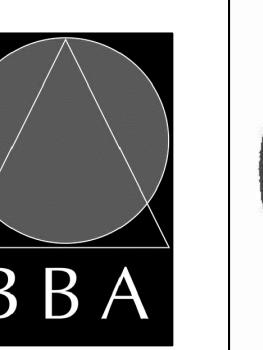
NO.	ISSUES	DATE	BY
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PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON

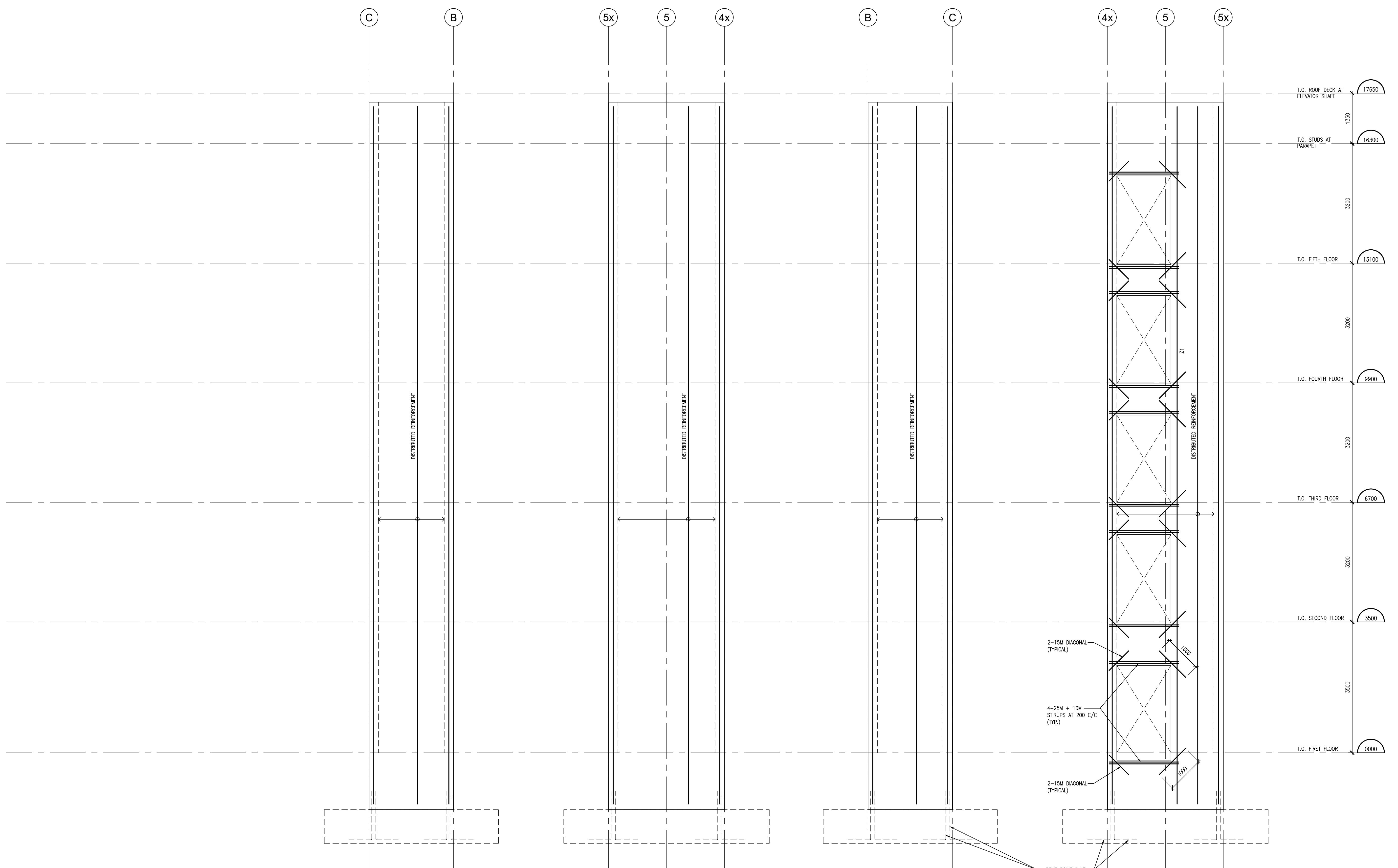
R.H. Gay Holdings Co.

DRAWING:
**CONCRETE SHEAR WALL
ELEVATIONS - ELEVATOR**



DESIGN BY: MF	DOC. CONTROL DATE:
DRAWN BY: CM	✓ COMPLETE
CHECKED BY: BK	INITIAL:
DATE: FEB. 2024	SCALE: 1:50 U.N.O.
Tel: (905) 666-5252 Fax: (905) 666-5256 e-mail: bba@bba-archeng.com	FILE:

PROJECT NO.: **21046** DRAWING NO.: **S304**



4
S304

ELEVATOR - EAST (GRID 5x)
1:50

3
S304

ELEVATOR - NORTH (GRID B)
1:50

2
S304

ELEVATOR - WEST (GRID 4x)
1:50

1
S304

ELEVATOR - SOUTH (GRID C)
1:50

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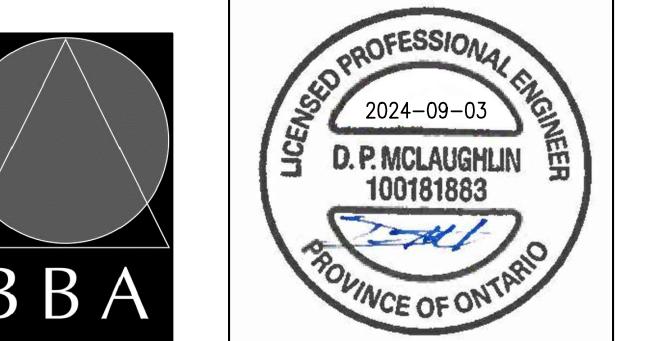
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	ADDENDUM #1	SEP. 03, 2024	BBA
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PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON

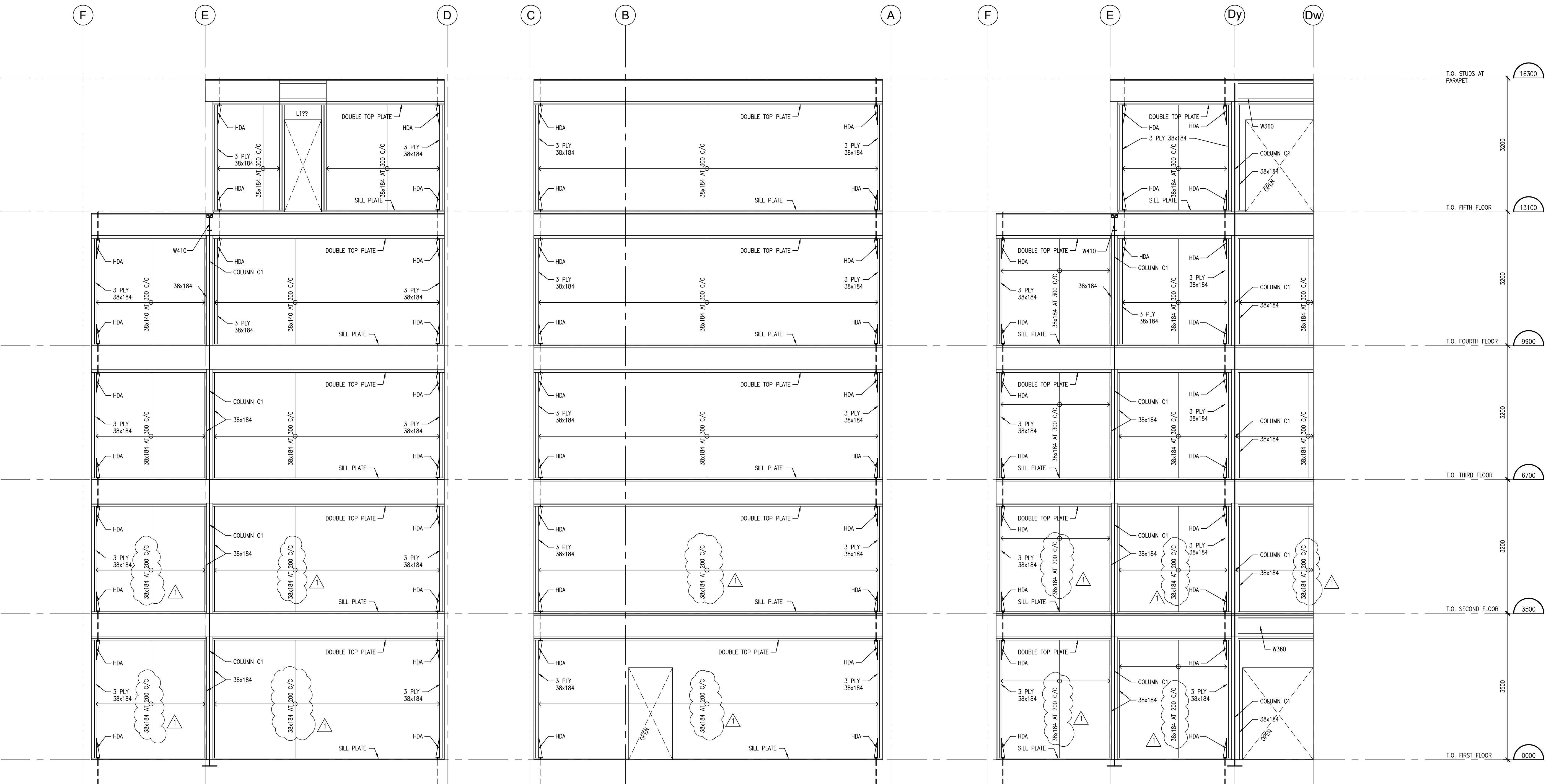
R.H. Gay Holdings Co.

DRAWING:
**WOOD STUD SHEAR WALL
ELEVATIONS**



DESIGN BY: **BBA** DOC. CONTROL DATE:
MF DRAWN BY: **CM** COMPLETE:
Architects Engineers Project Managers
250 Water Street Suite 201 Whitby, Ontario L1N 0G5
Tel: (905) 666-5252 Fax: (905) 666-5256 e-mail: bba@bba-archeng.com
DATE: APRIL 2024
SCALE: 1:50 U.N.O.
FILE:

PROJECT NO: **21046** DRAWING NO: **S305**



1
S305

SHEARWALL ELEVATION ON GRID 4
1:50

1
S305

SHEARWALL ELEVATION ON GRID 4
1:50

1
S305

SHEARWALL ELEVATION ON GRID 3
1:50

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NO.	REVISONS	DATE	BY

PROJECT:
**MIXED-USE BUILDING
DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON

R.H. Gay Holdings Co.

DRAWING:
**WOOD STUD SHEAR WALL
ELEVATIONS**



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DATE: APRIL 2024
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FILE: bba@bba-archeng.com

PROJECT NO: **21046** DRAWING NO: **S306**



3
S306

SHEARWALL ELEVATION ON GRID 6
1:50

2
S306

SHEARWALL ELEVATION ON GRID 5
1:50

1
S306

SHEARWALL ELEVATION ON GRID 3
1:50

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	ADDENDUM #1	SEP. 03, 2024	BBA
NO.	REVISONS	DATE	BY

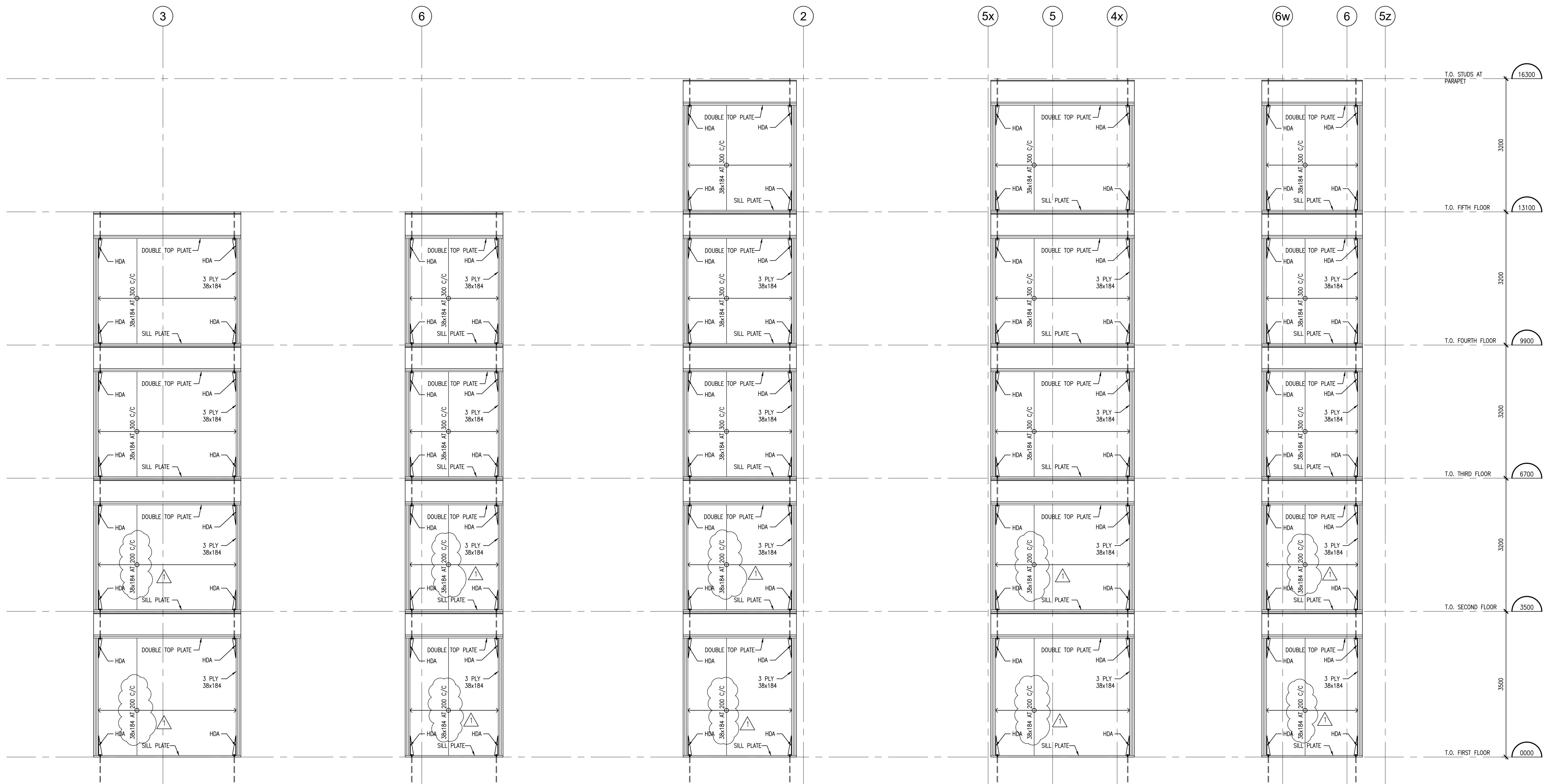
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COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
**WOOD STUD SHEAR WALL
ELEVATIONS**



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BK	
DATE:	
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FILE:	

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PROJECT:
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DEVELOPMENT (BLDG.#3)
PHASE 1**
1697 HIGHWAY#2
COURTICE, ON
R.H. Gay Holdings Co.

DRAWING:
FOUNDATION SECTIONS

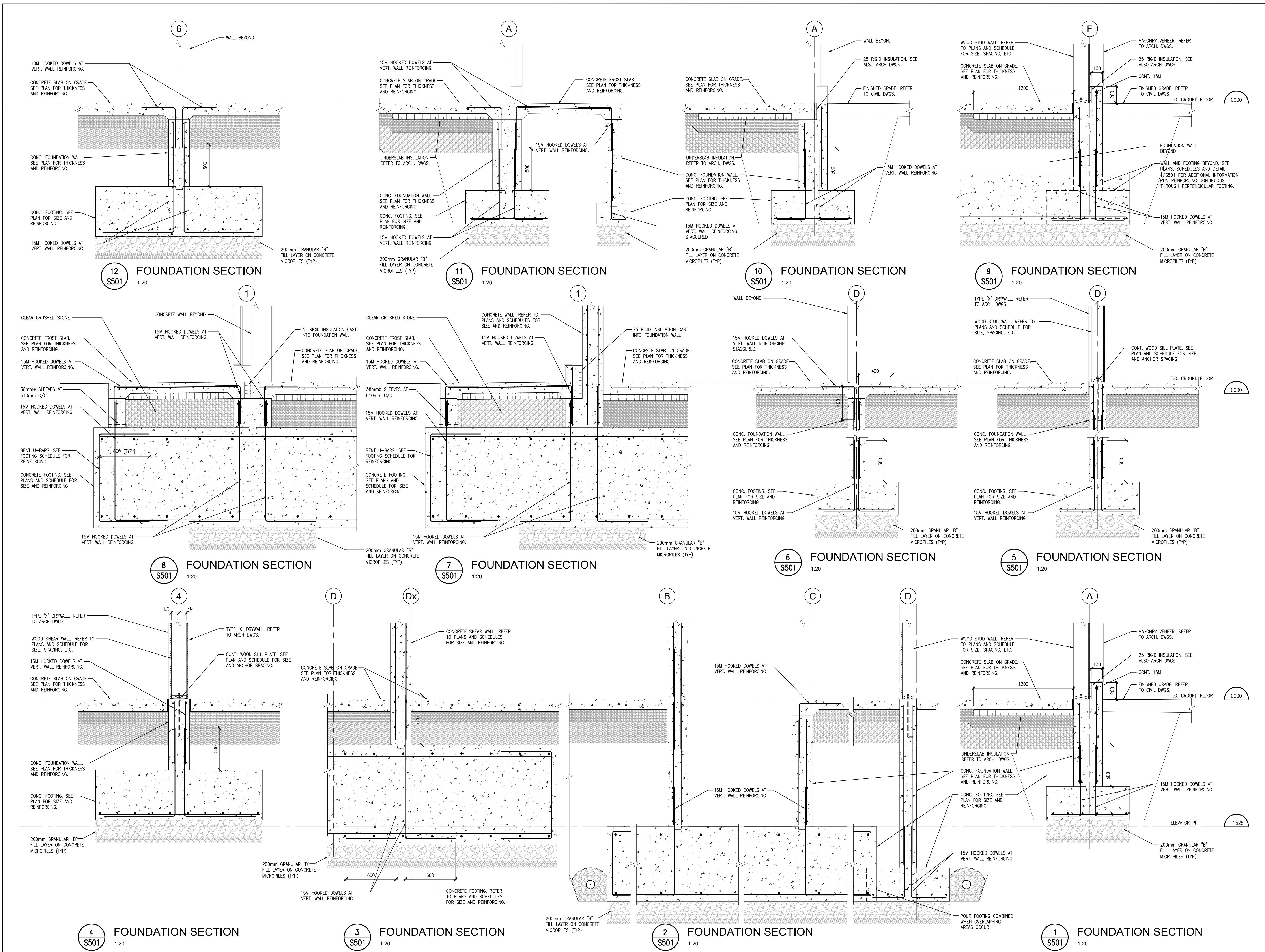


BARRY BRYAN
ASSOCIATES
Architects
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e-mail: bba@bba-archeng.com

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FILE:

PROJECT NO.: 21046
DRAWING NO.: S501



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PHASE 1**
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COURTICE, ON

R.H. Gay Holdings Co.

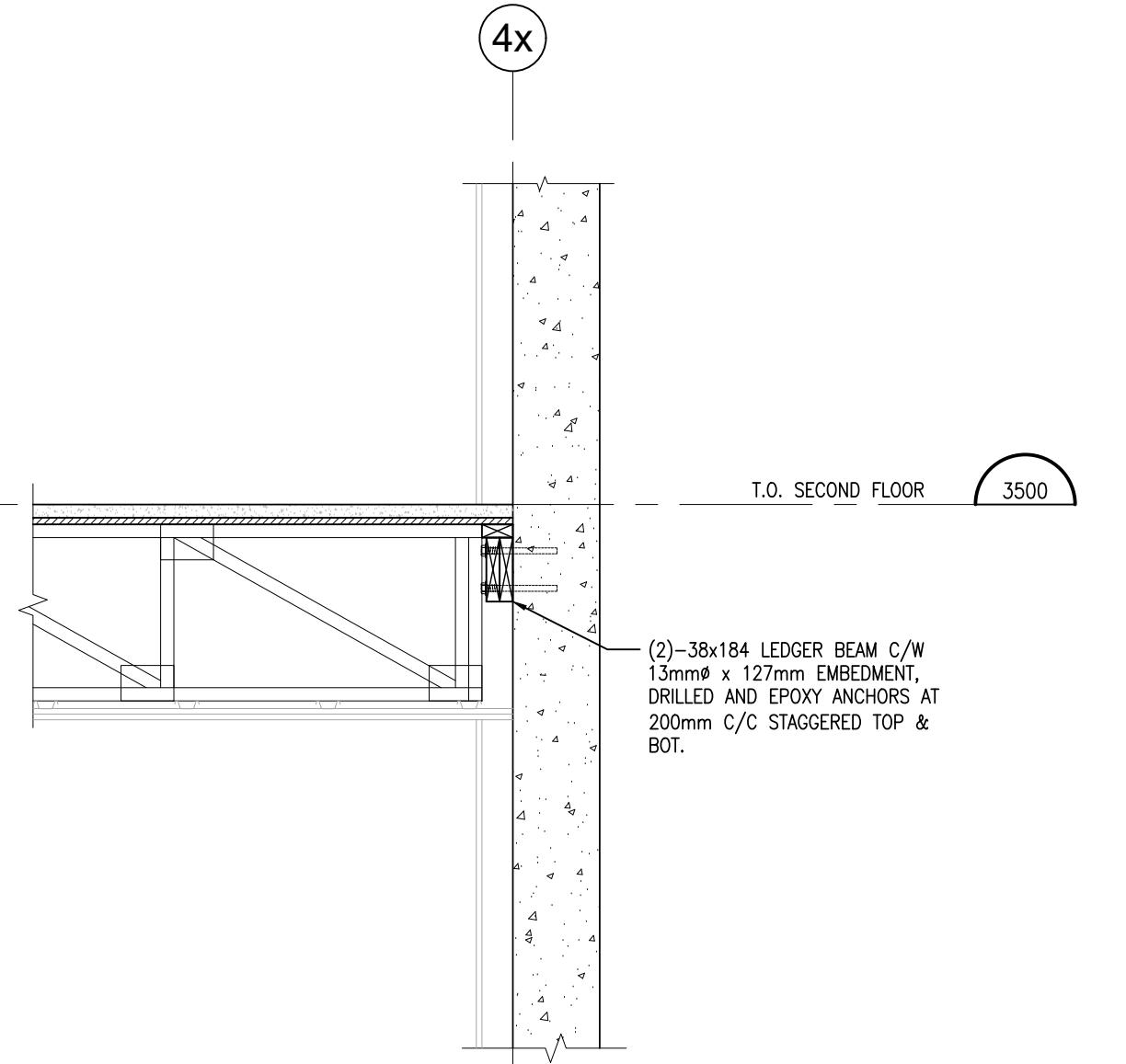
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SECTIONS



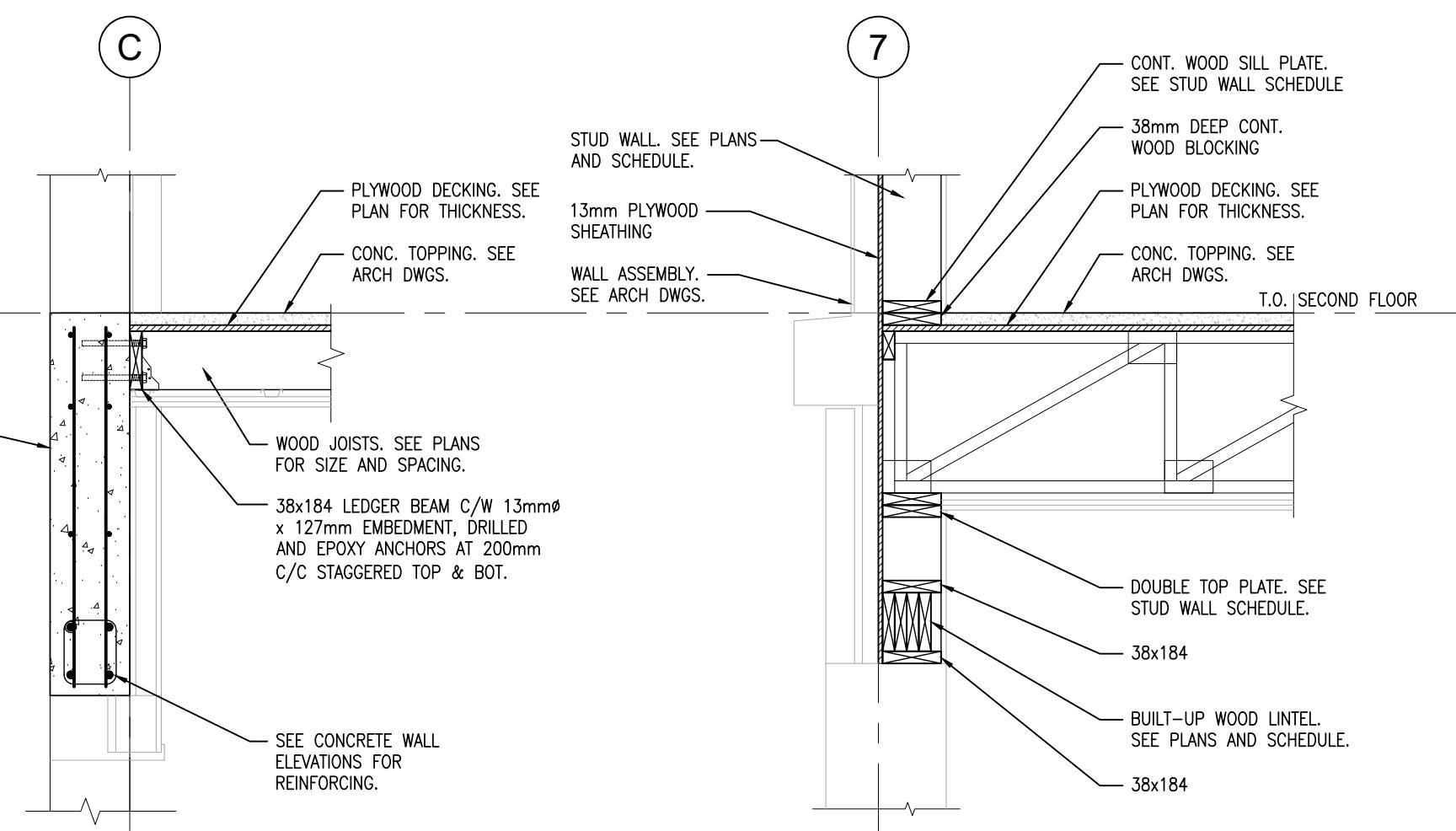
BARRY BRYAN
ASSOCIATES
Architects
Engineers
Project Managers
250 Water Street
Suite 201
Whitby, Ontario
L1N 0G5
Tel: (905) 666-5252
Fax: (905) 666-5256
e-mail: bba@bba-archeng.com

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INITIAL:
DATE: FEB. 2024
SCALE:
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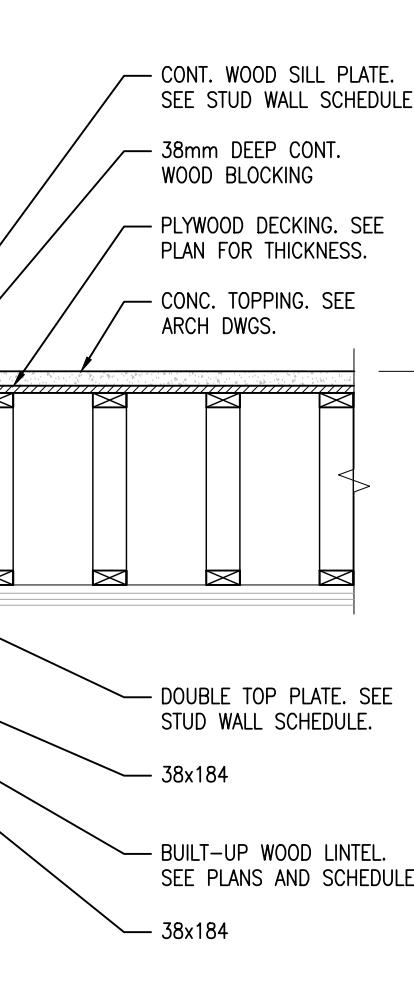
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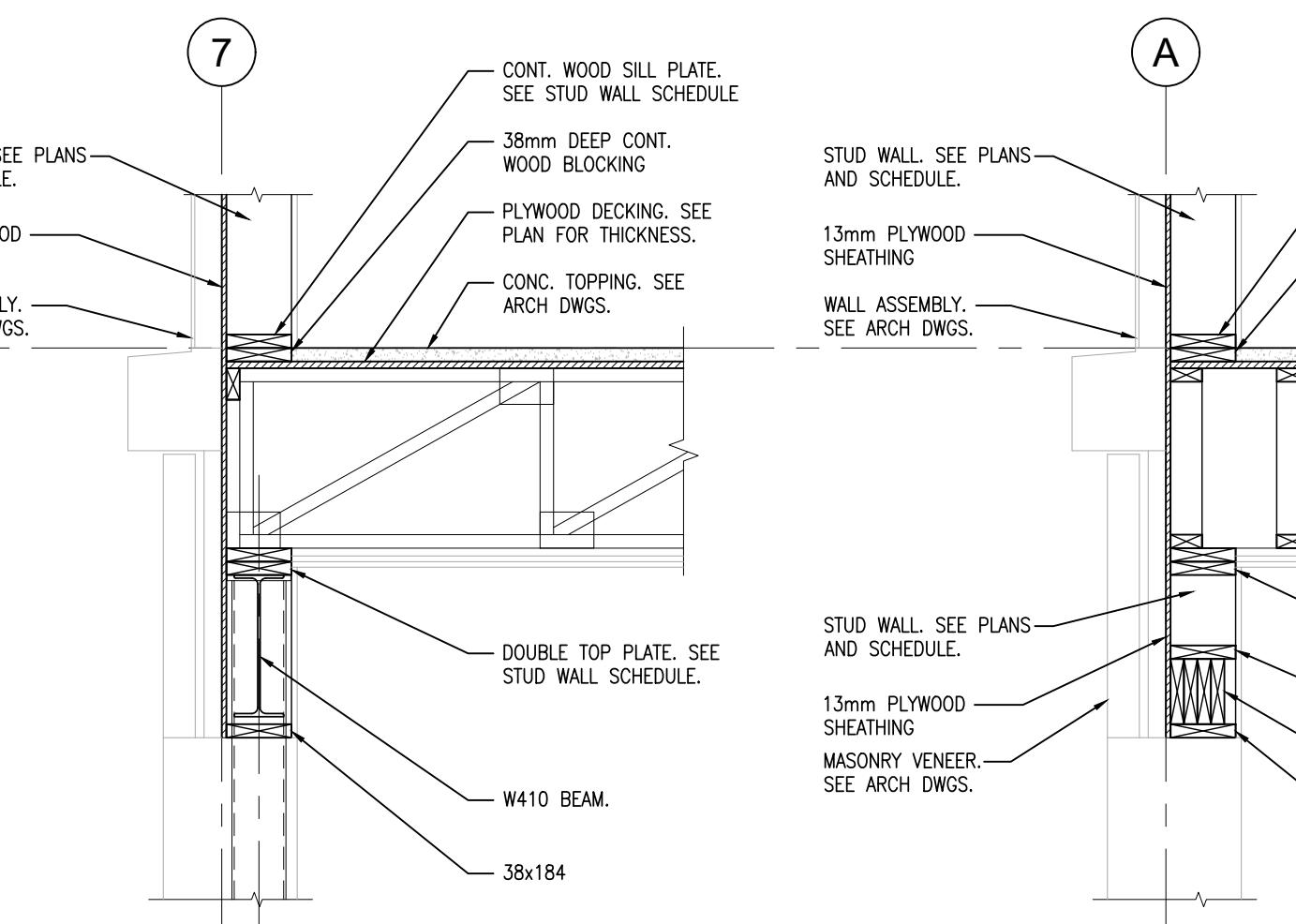
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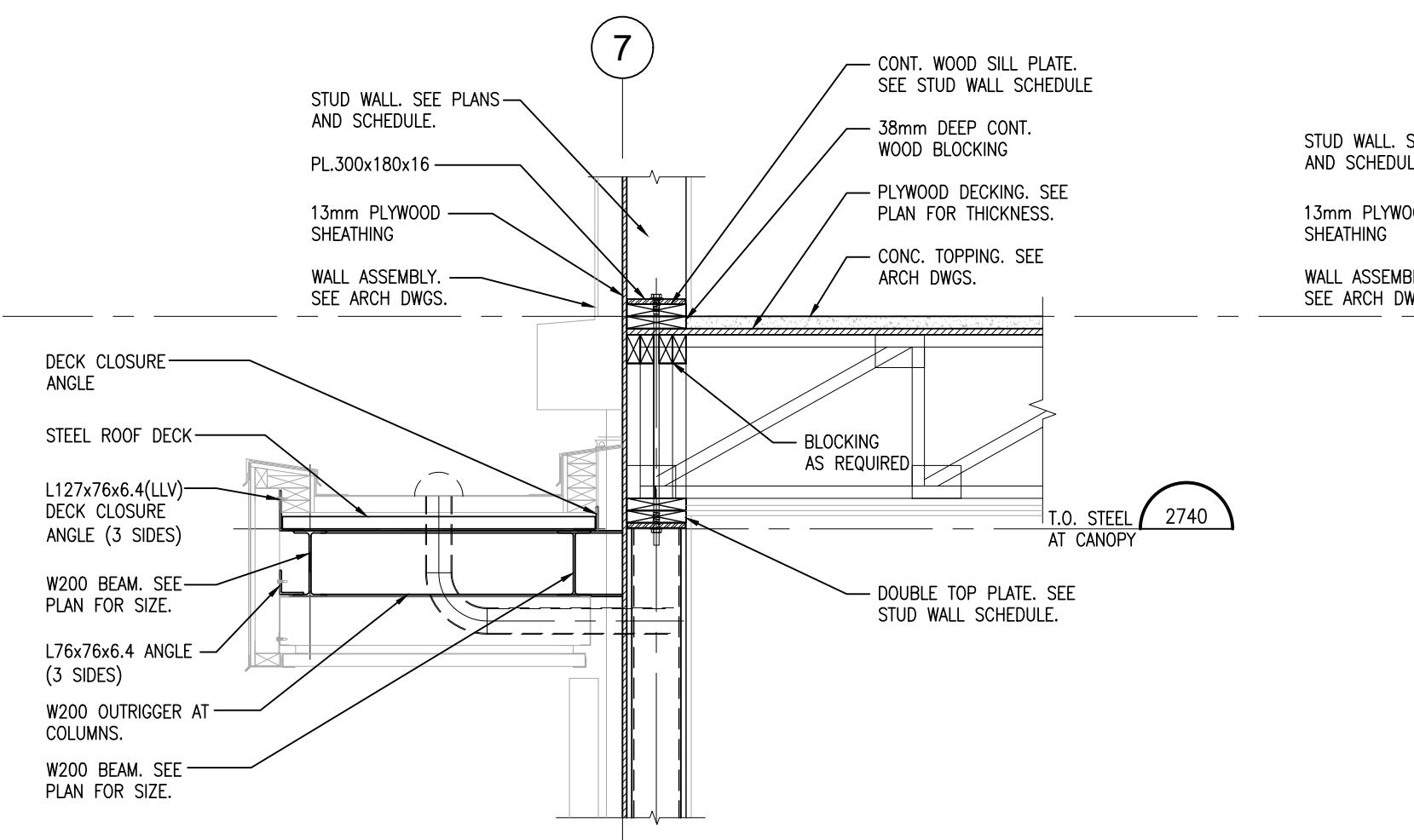
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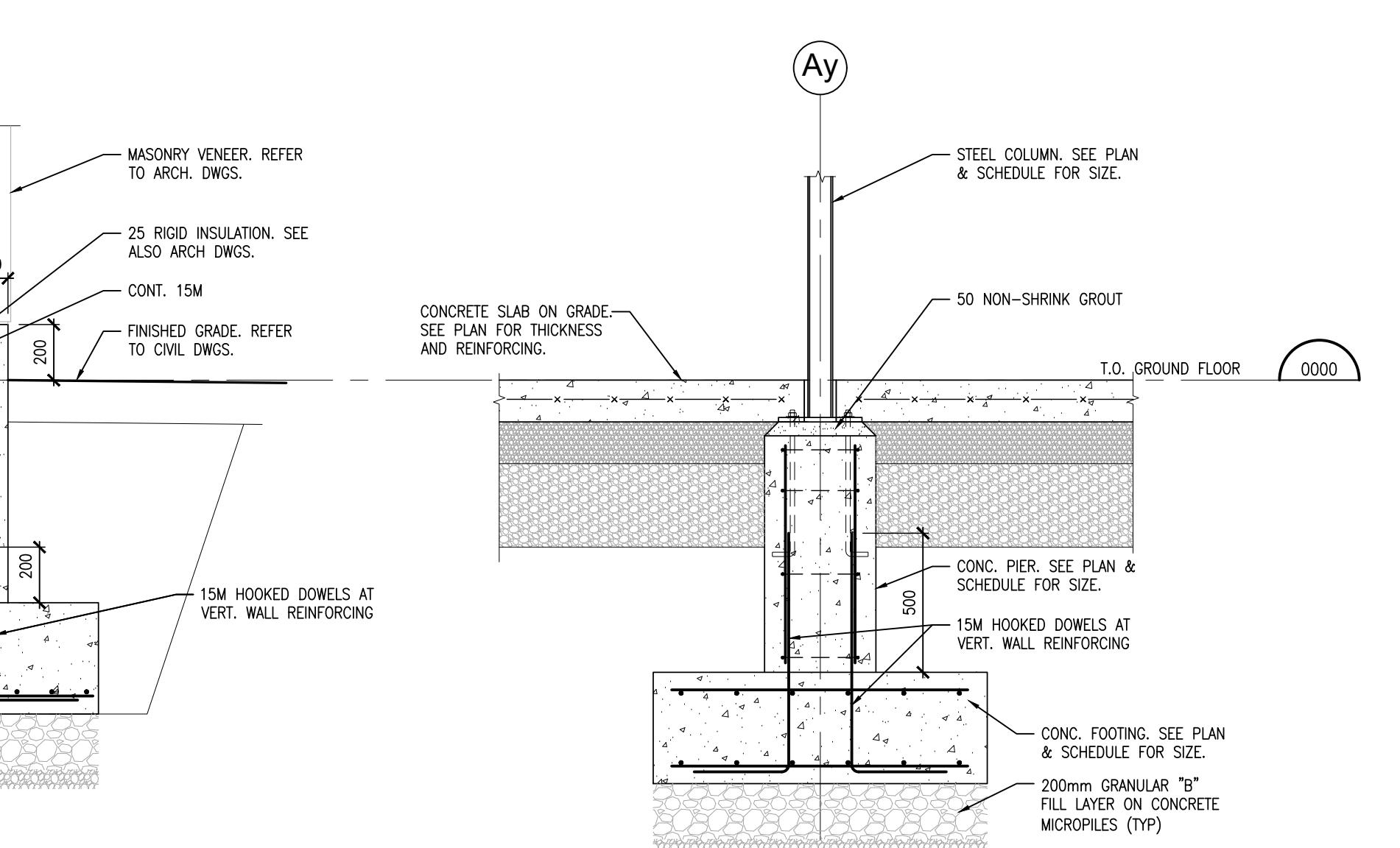
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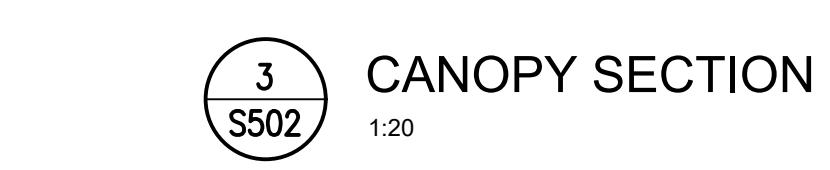
SECTION
8
S502



SECTION
10
S502



FOUNDATION SECTION
1
S502



FOUNDATION SECTION
2
S502



FOUNDATION SECTION
3
S502



CANOPY SECTION
4
S502

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1697 HIGHWAY#2
COURTICE, ON

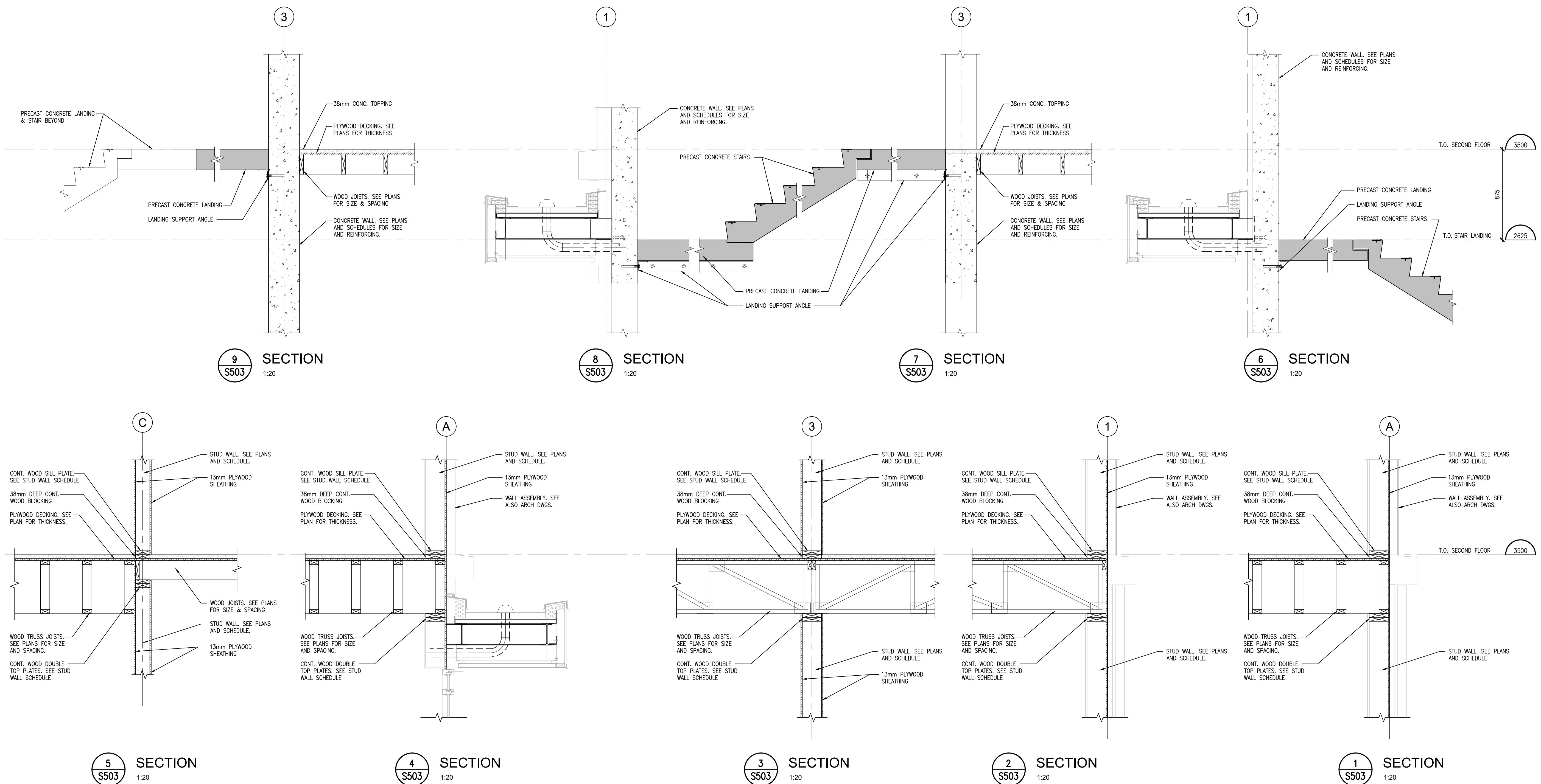
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SECTIONS

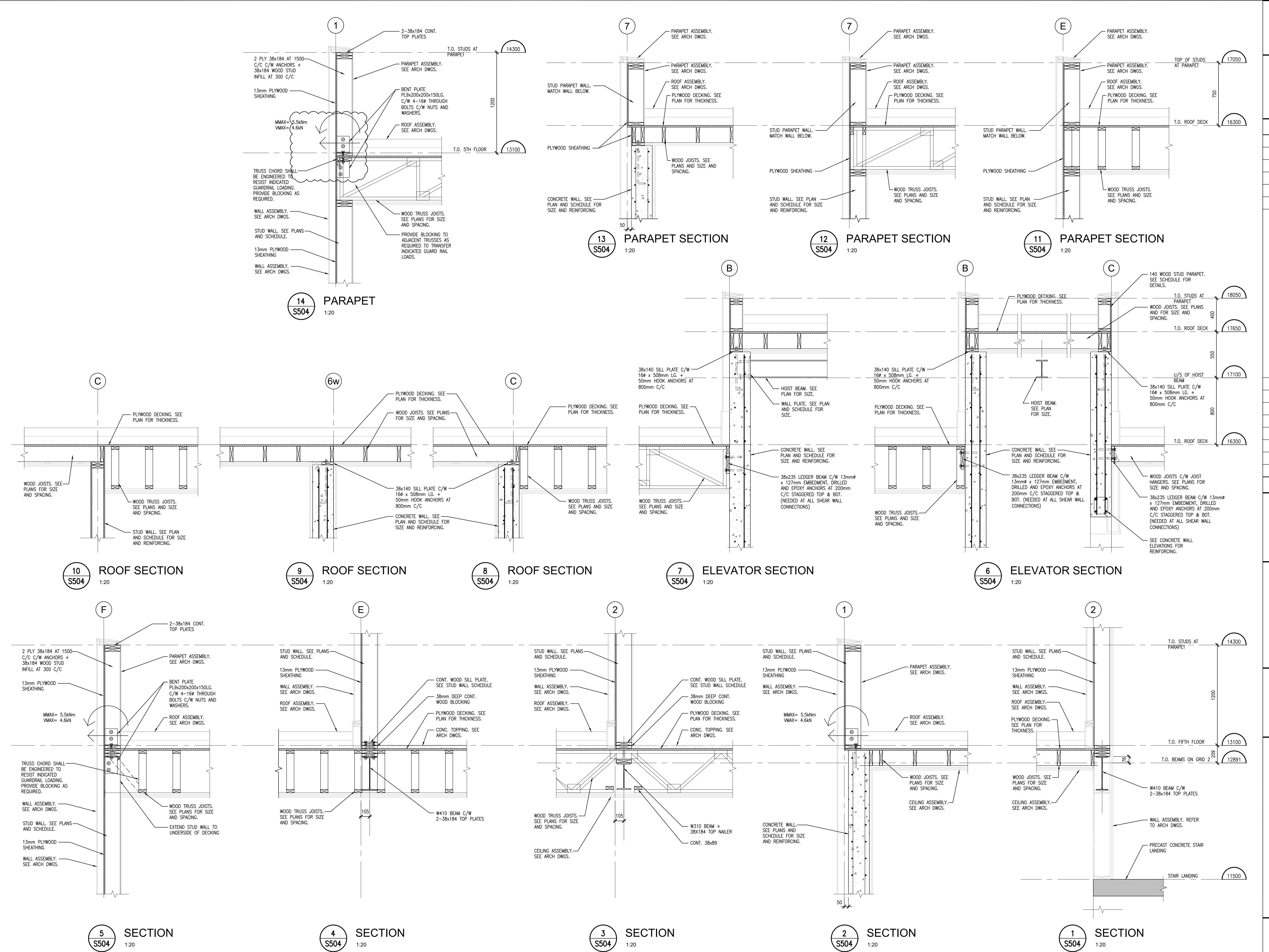


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DOC CONTROL DATE:
DRAWN BY: CM
DRAWN DATE:
CHECKED BY: BK
CHECKED DATE:
DATE: FEB. 2024
SCALE:
FILE:
Tel: (905) 666-5256
Fax: (905) 666-5256
e-mail: bba@bba-archeng.com

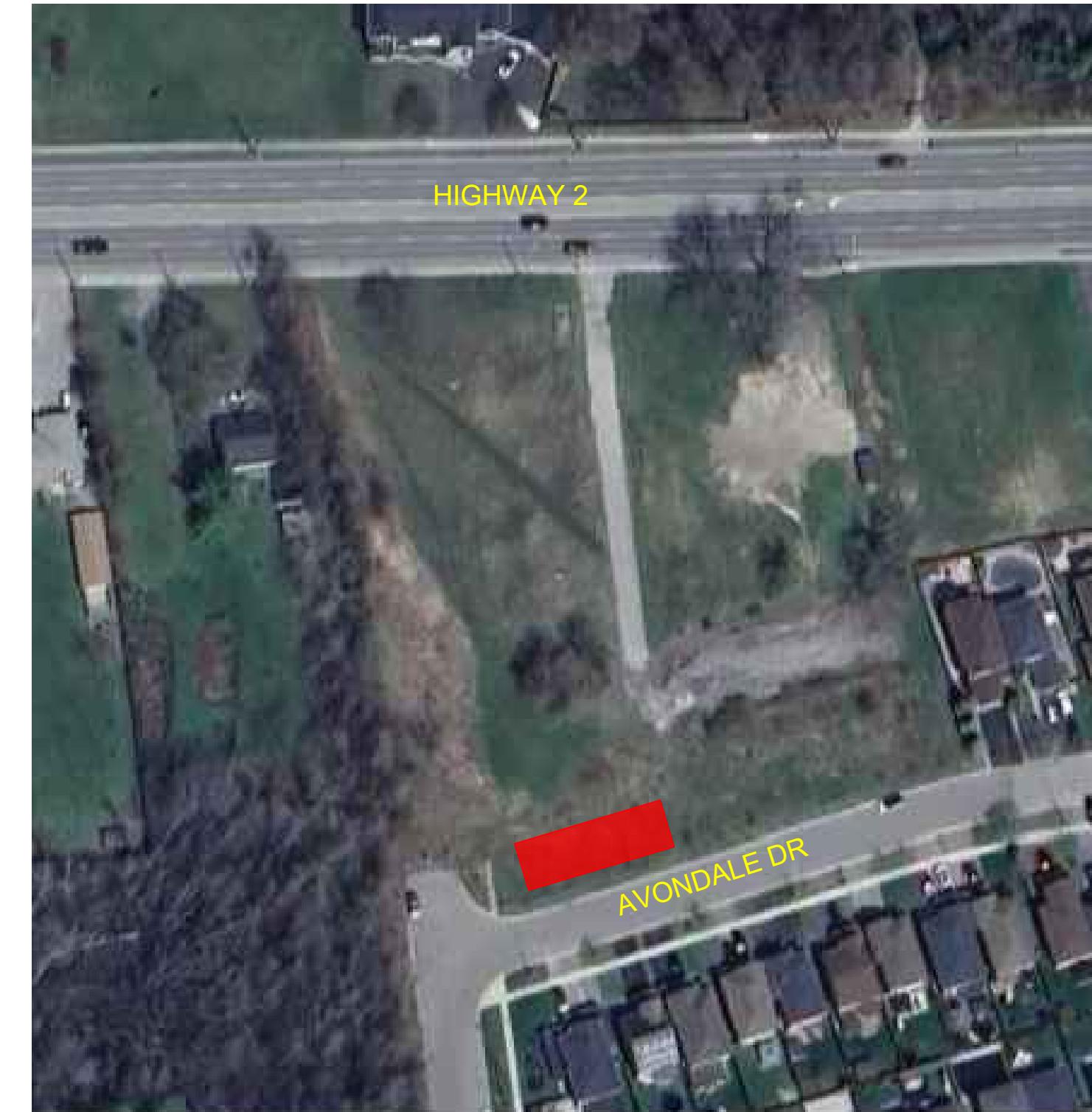
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PROJECT: MIXED-USE BUILDING DEVELOPMENT (BLDG.#3) PHASE 1 1697 HIGHWAY#2 COURTICE, ON R.H. Gay Holdings Co.			
DRAWING: SECTIONS			
 BBA BARRY BRYAN ASSOCIATES	 LICENSED PROFESSIONAL ENGINEER D.P. MC LAUGHLIN 100181883 PROVINCE OF ONTARIO	DESIGN BY: MF DRAWN BY: CM CHECKED BY: BK DATE: FEB. 2024 SCALE: FILE:	DOC CONTROL DATE: % COMPLETE: INTL: PROJECT NO.: 21046 DRAWING NO.: S504



1697 HIGHWAY 2 COURTICE, ON



GROUND IMPROVEMENT FOR CONSTRUCTION AUGUST 26, 2024

DRAWN BY:

O. IVANOV, Drafter

DESIGNED BY:

U. IDREES, B. Eng.

VERIFIED BY:

T. BRUCE, P. Eng.

APPROVED BY:

S. BUNIESKI, P. Eng.

1. GENERAL NOTES AND DETAILS

- STHIS DRAWING CONTAINS INFORMATION PROPRIETARY TO MENARD AND IS BEING FURNISHED FOR USE BY R.H. GAY HOLDINGS CO., ONLY IN CONNECTION WITH THIS PROJECT. THE INFORMATION CONTAINED HEREIN IS NOT TO BE TRANSMITTED TO ANY OTHER ORGANIZATION UNLESS SPECIFICALLY AUTHORIZED IN WRITING BY MENARD CANADA.
- THESE DRAWINGS SHOW THE FINAL DESIGN AND ITEMS RELATED TO THE CONSTRUCTION OF THE CONTROLLED MODULUS COLUMNS (CMC), LOAD TRANSFER PLATFORM (LTP) AND WORKING PLATFORM. OTHER ITEMS SHOWN WERE DESIGNED BY OTHERS, MAY BE INCOMPLETE, AND ARE SHOWN HERE ONLY FOR REFERENCE. REFER TO DRAWINGS BY OTHERS FOR ANY ITEMS OUTSIDE OF THE INSTALLATION OF THE CMCS AND LTP.
- MENARD'S SCOPE OF WORK CONSISTS OF THE DESIGN AND INSTALLATION OF THE GROUND IMPROVEMENT SOLUTION FOR THIS PROJECT. ANY EARTHWORK (SITE PREPARATION, WORK PLATFORM INSTALLATION/CERTIFICATION, EXCAVATION, LTP INSTALLATION, ETC.) IS THE RESPONSIBILITY OF THE OWNER/GENERAL CONTRACTOR AND SHOULD BE COMPLETED AND INSPECTED BY OTHERS AS PER THE APPLICABLE SPECIFICATIONS.
- IF ENCOUNTERED, REPORT ANY OBSERVED CHANGES IN SUBSURFACE CONDITIONS THAT DIFFER FROM THE GEOTECHNICAL REPORT TO MENARD IMMEDIATELY SO THAT THEY CAN EVALUATE POTENTIAL IMPACTS TO DESIGN ASSUMPTIONS AND/OR THE DESIGN SHOWN ON THESE DRAWINGS.
- THE CMC PLAN DRAWINGS SHOW THE LAYOUT OF CMCS RELATIVE TO FOUNDATIONS LOCATED IN THE CONTRACT DRAWINGS. THE OWNER IS RESPONSIBLE FOR VERIFYING CONGRUITY BETWEEN THE CMC LAYOUT PLANS AND THE LOCATION OF THE CMCS AND OTHER STRUCTURES SHOWN ON THE CMC PLAN DRAWINGS. LAYOUT OF ALL CMCS MUST BE PERFORMED BASED ON SURVEY CONTROL POINTS ESTABLISHED BY OTHERS. IN THE EVENT OF CONFLICT BETWEEN CMC PLAN DRAWINGS AND THE CONTRACT DRAWINGS, NOTIFY MENARD IMMEDIATELY.
- MENARD ASSUMES NO RESPONSIBILITY FOR STRUCTURAL ELEMENTS OR OTHER GROUND BEARING COMPONENTS NOT DIRECTLY SUPPORTED BY GROUND IMPROVEMENT.
- OWNER/CONTRACTOR MUST PROVIDE PROOF OF PROPER INSTALLATION OF THE WORK PLATFORM AND LOAD TRANSFER PLATFORM (IF APPLICABLE) AS PER THE PROVIDED SPECIFICATIONS. THE PROVIDED PROOF MUST BE ACCOMPANIED BY A LETTER OR REPORT STAMPED BY A PROFESSIONAL ENGINEER LICENSED IN THE PROVINCE OF ONTARIO CERTIFYING COMPLIANCE WITH THE DESIGN CRITERIA CONTAINED IN THESE DRAWINGS OR ANY RELEVANT DESIGN DOCUMENTS PROVIDED BY MENARD.
- PRIOR TO THE START OF WORK, ALL EXISTING PUBLIC AND PRIVATE UNDERGROUND SERVICES AND UTILITIES SHALL BE REMOVED BY OTHERS WITHIN THE FOOTPRINT OF THE SCOPE OF GROUND IMPROVEMENT WORK AS SHOWN IN DRAWING G207.
- CMC LAYOUT AND DESIGN IS BASED ON STRUCTURAL DRAWINGS SUPPLIED TO MENARD BY BARRY BRYAN ASSOCIATES.

2. DESIGN CRITERIA

- BEARING CAPACITY OF 100 kPa SLS / 150 kPa ULS UNLESS NOTED OTHERWISE (UNO).
- MAXIMUM POST-CONSTRUCTION SETTLEMENT OF 25 MM FOR FOUNDATIONS.
- MAXIMUM DIFFERENTIAL SETTLEMENT OF 19 MM BETWEEN FOOTINGS.

3. MATERIALS

- CAST IN PLACE CONCRETE FOR CMCS SHALL HAVE A MINIMUM 28 DAY COMPRESSIVE STRENGTH OF 15 MPa UNO.
- SAMPLES FOR COMPRESSIVE STRENGTH TESTING SHALL BE TAKEN DAILY.
- EARTHWORK WITHIN THE IMMEDIATE VICINITY OF THE CMC'S MAY PROCEED AFTER WRITTEN APPROVAL FROM MENARD.
- LOAD TRANSFER PLATFORM MATERIAL SHALL MEET THE SPECIFICATIONS PROVIDED IN SECTION 5.

4. INSTALLATION OF CMCS

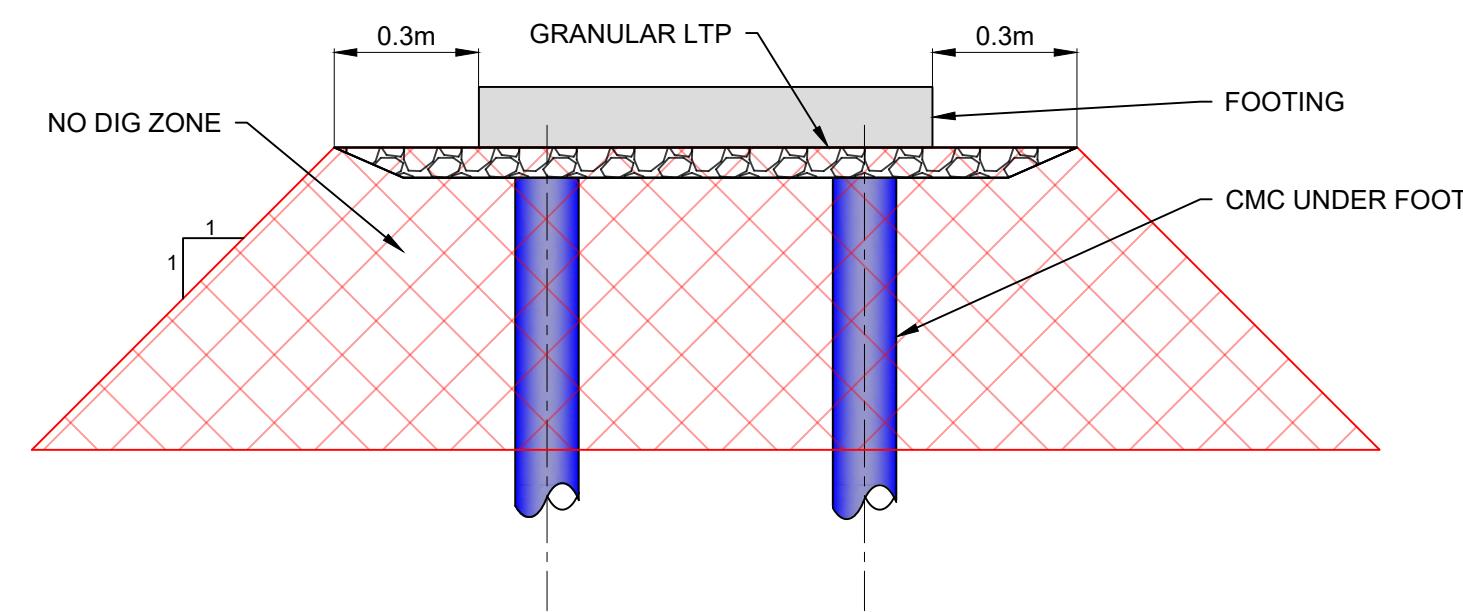
- CMCS SHALL BE INSTALLED WITH A HOLLOW AUGER AND TERMINATE AT THE APPROPRIATE DEPTH IDENTIFIED BY MENARD.
- THE CONCRETE SHALL BE INJECTED THROUGH THE AUGER DURING EXTRACTION TO FORM THE COLUMN.
- IN THE EVENT OF PREMATURE TERMINATION DUE TO OBSTRUCTIONS THAT CANNOT BE PENETRATED BY MENARD'S EQUIPMENT, MENARD WILL ATTEMPT TO RELOCATE THE CMC IN ORDER TO AVOID THE OBSTRUCTION. IN THE EVENT THIS IS NOT POSSIBLE EITHER DUE TO DESIGN CONSTRAINTS OR SIZE OF THE OBSTRUCTION, THE OBSTRUCTION MUST BE REMOVED BY OTHERS. FOLLOWING REMOVAL OF THE OBSTRUCTION THE WORK PLATFORM SHALL BE REMEDIATED BY OTHERS TO ITS ORIGINAL STATE AT NO COST TO MENARD.
- CMC INSTALLATION TOLERANCES:
 - HORIZONTAL: ± 10 CM IN ANY DIRECTION.
 - VERTICAL: ± 10 CM IN ANY DIRECTION.
- IF OUT-OF-TOLERANCE CMC ELEMENTS ARE ENCOUNTERED DURING EXCAVATION, MENARD IS TO BE CONTACTED IMMEDIATELY TO ASSESS REMEDIATION OPTIONS, IF REQUIRED.

5. LOAD TRANSFER PLATFORM (LTP)

- LTP SHALL MEET OR EXCEED THE FOLLOWING DESIGN CRITERIA
 - GRANULAR LTP
 - COMPACTED GRANULAR B TYPE II MATERIAL UNLESS OTHERWISE APPROVED.
 - ϕ OF 38°
 - COMPACTED TO 98% SPMDD
 - THICKNESS OF 200 MM BETWEEN TOP OF CMC AND U/S OF FOOTING.
 - SHALE IS NOT PERMITTED FOR USE WITHIN THE LTP.

6. INSTALLATION OF LTP

- INSTALLATION OF THE LTP MUST BE COMPLETED AS PER DESIGN AND CONSTRUCTION SPECIFICATIONS.
- THE LTP IS INSTALLED BETWEEN THE TOP OF CMC ELEMENTS AND THE UNDERSIDE OF THE FOUNDATIONS.
- EXCAVATION FOR FOOTINGS SUPPORTED BY CMC ELEMENTS SHALL BE CONDUCTED CAREFULLY TO AVOID ANY DAMAGE TO CMC ELEMENTS. EXCAVATION WITH LARGE EXCAVATORS/BUCKETS IS NOT RECOMMENDED. PLEASE REFER TO EXCAVATION INSTRUCTIONS DOCUMENT INCLUDED IN THE CMC FINAL REPORT. THE INSTRUCTION CAN BE FOUND IN THE APPENDIX OF THE FINAL REPORT. THE FINAL REPORT WILL BE PROVIDED AFTER CMC INSTALLATION.
- REPAIR OF ANY CMC ELEMENTS DAMAGED DURING EXCAVATION IS THE RESPONSIBILITY OF THE CLIENT. MENARD CAN PROVIDE INSTRUCTIONS AND GUIDANCE ON REMEDIATION/REPAIR OPTIONS.
- DO NOT EXCAVATE, INSTALL, OR POUR CONCRETE FOR FOUNDATIONS WITHOUT WRITTEN APPROVAL FROM MENARD OR PRIOR TO RECEIVING THE STAMPED FINAL REPORT FROM MENARD.
- PRIOR TO INSTALLATION OF LTP, HEADS OF CMC COLUMNS MUST BE EXPOSED TO A MAXIMUM HEIGHT OF 75mm ABOVE THE SURROUNDING SOIL. INSTALLATION OF LTP MUST BE COMPLETED UNDER THE ENTIRE FOOTPRINT OF FOUNDATION PLUS AN ADDITIONAL MINIMUM OVERHANG OF 300mm.
- WHENEVER POSSIBLE, THE FOUNDATION SHOULD BE INSTALLED ON THE SAME DAY AS THE EXCAVATION. IF NOT POSSIBLE, THE CONTRACTOR MUST ENSURE THAT THE FOUNDING SOIL IS ADEQUATELY PROTECTED AGAINST THE ELEMENTS (DRYING, SATURATION, FROST, ETC.).
- WATER ACCUMULATION CANNOT BE TOLERATED WITHIN EXCAVATION PRIOR TO INSTALLATION OF LTP. AREA SHOWN ON SECTION 01 UNLESS OTHERWISE APPROVED BY MENARD.

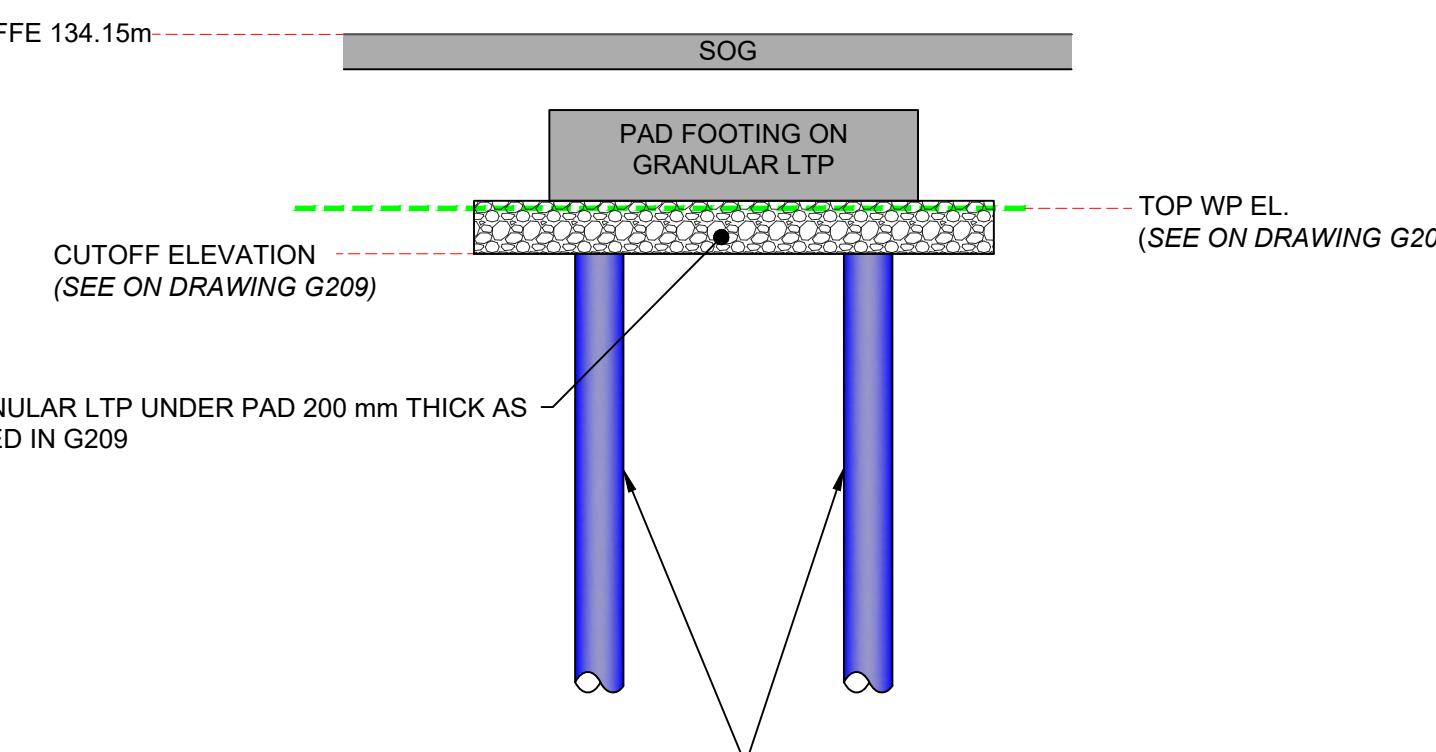


SECTION 01 : TYPICAL EXCAVATION LIMITS

NOT TO SCALE

7. MENARD'S SCOPE OF WORK DOES NOT INCLUDE THE FOLLOWING:

- HANDLING AND DISPOSAL OF ANY CONTAMINATED MATERIALS.
- MANAGEMENT AND DRAINAGE OF WATER.
- REMOVAL OR MANAGEMENT OF OBSTRUCTIONS SUCH AS BOULDERS OR CONSTRUCTION DEBRIS ENCOUNTERED DURING CMC INSTALLATION.
- REMOVAL AND DISPOSAL OF CONCRETE SPOILS GENERATED DURING CMC INSTALLATION PROCESS, INCLUDING CMC TOPS.
- REMOVAL AND DISPOSAL OF DRILLING SPOILS GENERATED DURING CMC INSTALLATION PROCESS.



SECTION 02 : LTP & CMC CUT OFF
NOT TO SCALE

LEGEND

STAMP

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No.	DATE	DESCRIPTION	
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DRAWING NO.			REFERENCE DRAWING
O. IVANOV, Drafter	S201		
U. IDREES, B. Eng.		BARRY BRYAN ASSOCIATES	
T. BRUCE, P. Eng.		JULY 23, 2024	

R.H. GAY HOLDINGS CO.

PROJECT

1697 HIGHWAY 2
COURTICE, ON

WORK

GROUND IMPROVEMENT

DRAWING TITLE

GENERAL NOTES

SCALES

1:50

0 5 1 1.5 m

FOOTER FORMATTED SYSTEM

24T009

D METRIC

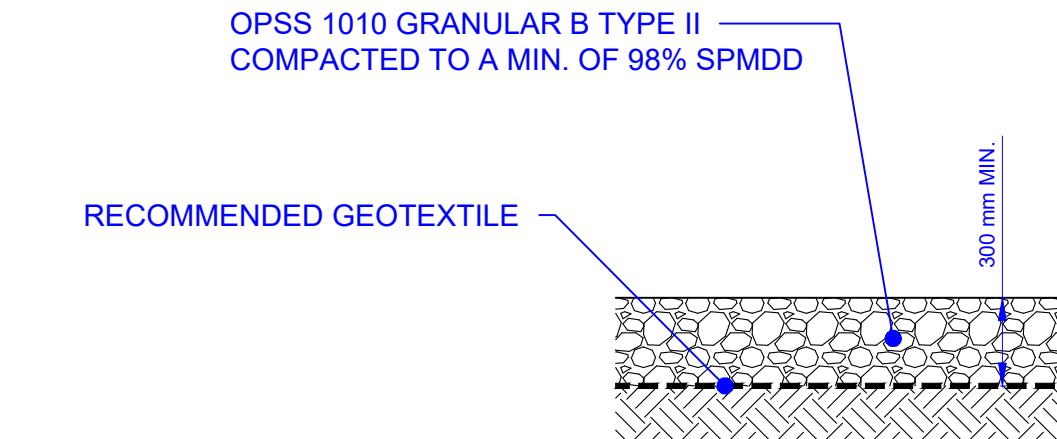
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WORKING PLATFORM NOTES

1. WORK PLATFORM
 - 1.1. WORKING PLATFORM TO BE INSTALLED BY OTHERS.
 - 1.2. WORK PLATFORM HAS BEEN DESIGNED FOR USE BY ENTECO E500 OR EQUIVALENT.
 - 1.3. WORKING PLATFORM SHALL BE COMPOSED OF THE FOLLOWING:
 - 1.3.1. MINIMUM 300mm THICK GRANULAR MATERIAL COMPAKTED TO 98% SPMDD.
 - 1.3.2. Ø OF 38" FOR COMPACTED GRANULAR MATERIAL ASSUMED.
 - 1.3.3. GEOTEXTILE (TERRAFIX 270R OR EQUIVALENT) AT THE UNDERSIDE OF THE PLATFORM IS RECOMMENDED BUT NOT REQUIRED.
 - 1.4. GRANULAR MATERIAL USED FOR WORK PLATFORM SHOULD BE GRANULAR B TYPE II UNLESS OTHERWISE APPROVED BY MENARD PRIOR TO CONSTRUCTION.
 - 1.5. WORKING PLATFORM HAS BEEN DESIGNED BASED ON A PROOF-ROLLED AND PREPARED SUBGRADE COMPOSED OF COHESIVE SOILS WITH A MINIMUM S_u OF 55kPa BASED ON THE ASSUMPTIONS OF THE FILL PLACED PRIOR TO MENARD'S MOBILIZATION.
 - 1.6. COMPACT AND PROOF ROLL SUBGRADE. ANY SOFT/SATURATED/ORGANIC OR OTHERWISE DELETERIOUS MATERIAL IDENTIFIED SHALL BE REPLACED BY COMPACTED GRANULAR MATERIAL. UNDERSIDE ELEVATION OF WORK PLATFORM MUST BE IN CONTACT WITH COMPETENT, NON-ORGANIC SOILS.
 - 1.7. PLATFORM PREPARATION, PROOF ROLL, PLACEMENT OF AGGREGATE, AND COMPAKTION SHALL BE CONDUCTED UNDER THE DIRECTION AND SUPERVISION OF THE PROJECT'S GEOTECHNICAL CONSULTANT. INSPECTIONS REPORTS DOCUMENTING INSTALLATION OF WORK PLATFORM BY PROJECT'S GEOTECHNICAL ENGINEER IN ACCORDANCE WITH MENARD'S WORKING PLATFORM DESIGN REPORT TO BE PROVIDED TO MENARD PRIOR TO OPERATION OF THE ENTECO E500 OR EQUIVALENT.

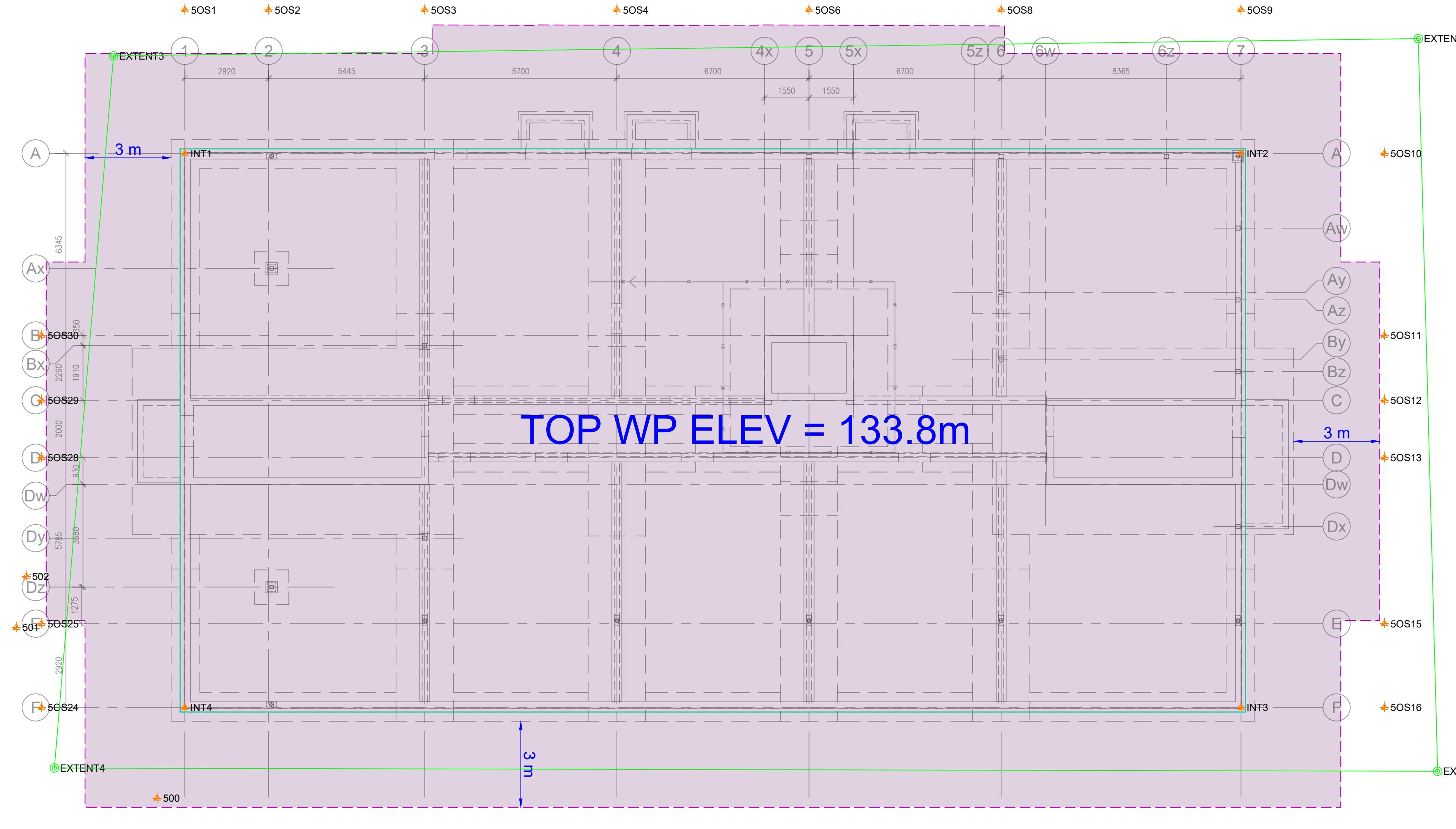
- 1.8. COMPAKTION REPORTS SHALL BE INCLUDED IN THE INSPECTION REPORT PROVIDED TO MENARD.
- 1.9. WORK PLATFORM WAS DESIGNED FOR USE BY MENARD'S EQUIPMENT ONLY. GENERAL CONTRACTOR SHOULD VERIFY THE STABILITY OF ALL OTHER TYPE OF EQUIPMENT IF REQUIRED.
- 1.10. MAXIMUM SLOPE OF THE WORKING PLATFORM IS 0.5%.
- 1.11. WORK PLATFORM SHALL EXTEND THROUGHOUT THE WORK AREA PLUS A 3m BUFFER. MENARD TO REVIEW, INSPECT AND APPROVE OF CONSTRUCTION OF WORK PLATFORM PRIOR TO MOBILIZATION TO SITE. MENARD INSPECTION SHALL INCLUDE PROOF ROLL WITH LOADED TRIAXLE DUMP TRUCK PROVIDED BY CLIENT AND OBSERVED BY MENARD.
- 1.12. ALL ACCESS RAMPS TO MEET THE SAME SPECIFICATIONS AS THE WORKING PLATFORMS.
- 1.13. MAXIMUM SLOPE FOR RAMPS (IF APPLICABLE) BETWEEN WORKING PLATFORMS IS 7% (4").
- 1.14. ACCESS RAMPS TO BE APPROVED AND INSPECTED BY MENARD PRIOR TO MOBILIZATION.
- 1.15. WORKING PLATFORM TO BE INSPECTED ON A WEEKLY BASIS BY MENARD AND CLIENT DURING OPERATIONS.
- 1.16. WORK PLATFORM SHALL BE MAINTAINED, LEVELED, DRAINED AND KEPT FREE OF SNOW OR OTHER DELETERIOUS MATERIALS AT ALL TIMES. PLATFORM MAINTENACE AND REPAIR IS THE RESPONSIBILITY OF THE CLIENT.
- 1.17. WATER MANAGEMENT DURING CMC INSTALLATION IS TO BE COMPLETE USING SUMP PITS AND PUMPS AS OPPOSED TO DEWATERING WELL POINTS TO AVOID DISTURBANCE THE CMC ELEMENTS DURING CURING. DEWATERING WELL POINTS ARE ACCEPTABLE DURING FOUNDATION EXCAVATION.



TYPICAL CROSS SECTION

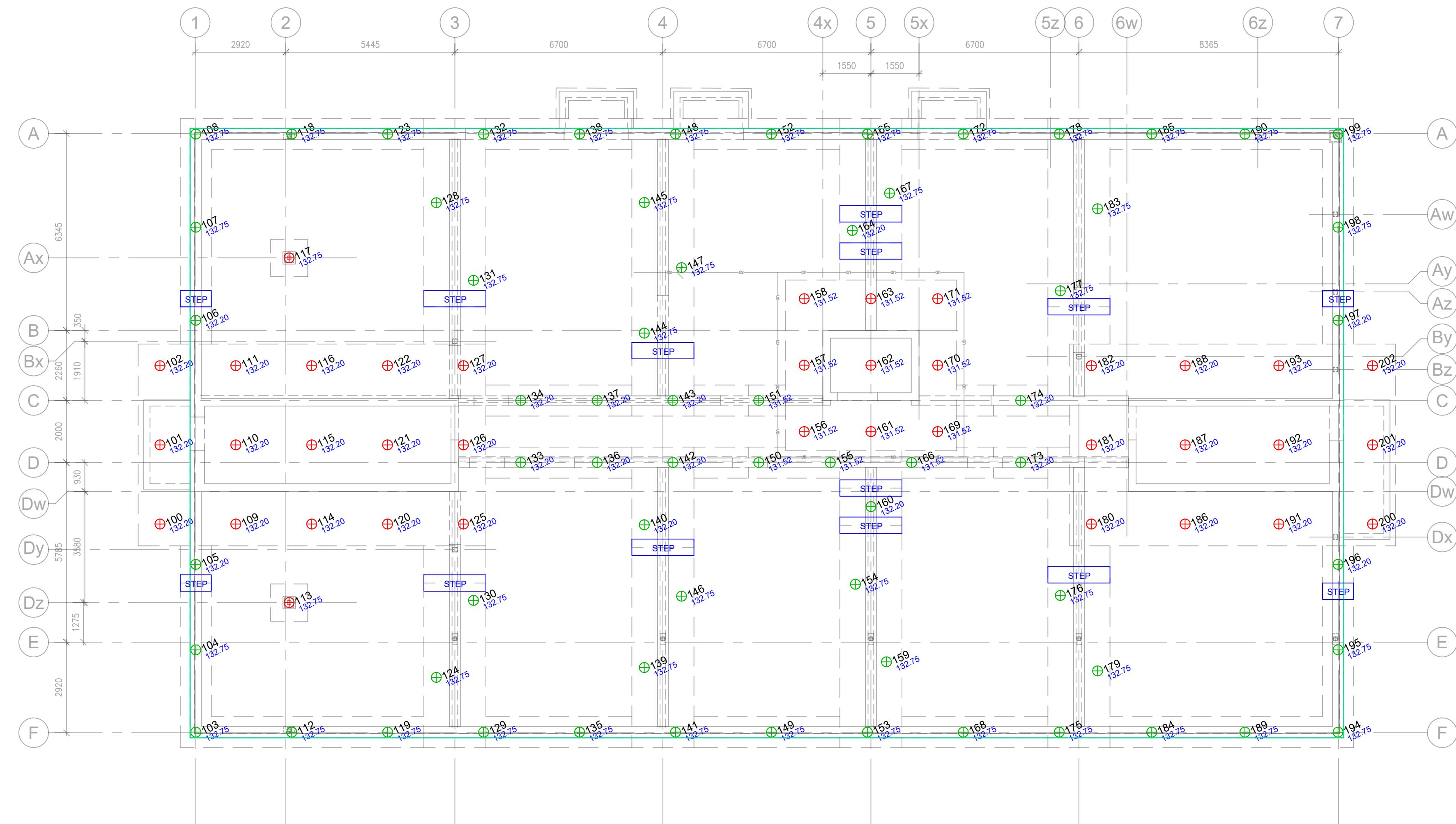


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DRAWN BY: O. IVANOV, Drafter S201 REFERENCE DRAWING											
DESIGNED BY: BARRY BRYAN ASSOCIATES											
VERIFIED BY: T. BRUCE, P. Eng. JULY 23, 2024											
CLIENT: R.H. GAY HOLDINGS CO.											
PROJECT: 1697 HIGHWAY 2 COURTIAGE, ON											
GROUND IMPROVEMENT WORK											
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SCALE: 1:100											
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G207											





KEY PLAN



CMC NUMBER
80' 100'
CMC CUTOFF EL.
75' 95'

U.N.O. : UNLESS NOTED OTHERWISE

STAMPE

REVISIONS

No.	DATE	DESCRIPTION
0	08/26/2024	ISSUED FOR CONSTRUCTION

DRAWS BY: O. IVANOV, Drafter S201 REFERENCE DRAWING

DESIGNED BY: U. IDREES, B. Eng. FROM: BARRY BRYAN ASSOCIATES

VERIFIED BY: T. BRUCE, P. Eng. DATE: JULY 23, 2024

R.H. GAY HOLDINGS CO. CLIENT

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150 943 FAX: (647)549-3398

PROJECT
1697 HIGHWAY 2 COURTIAGE, ON

WORK
GROUND IMPROVEMENT (CMC)
DRAWING TITLE
CMC LAYOUT

SCALE
1:100 0 1 2 3 m
24T009 FOLIO D FORMATTED METRIC
DRAWING NO.

G209