



IANUZZIELLO & ASSOCIATES INC.

Mechanical and Electrical Consulting Engineers

Corporate Project Portfolio



ABOUT US

Ianuzziello & Associates Inc. is a **Mechanical & Electrical** Toronto based nationally licensed Consulting Engineering firm with 25 years of project experience that offers a personalized, professional and quality focused service for our clients. We strive to provide optimal yet practical design solutions for each project. We accomplish this by utilizing proven Engineering design methods while also introducing new innovative technologies.

We specialize in designing all aspects of Mechanical and Electrical systems, creating written specifications and commissioning projects. Our approach to each project, large or small, is consistent as we are dedicated to offering a premium service that is unwavering. **The principal and senior staff remain involved** through all phases of our projects to ensure that our service level is maintained, and ultimately so our clients' needs are satisfied.

Although project goals and objectives vary from client to client, we are committed to gaining a thorough understanding of each client's distinct needs. This individual understanding is crucial to **developing long and productive relationships.**

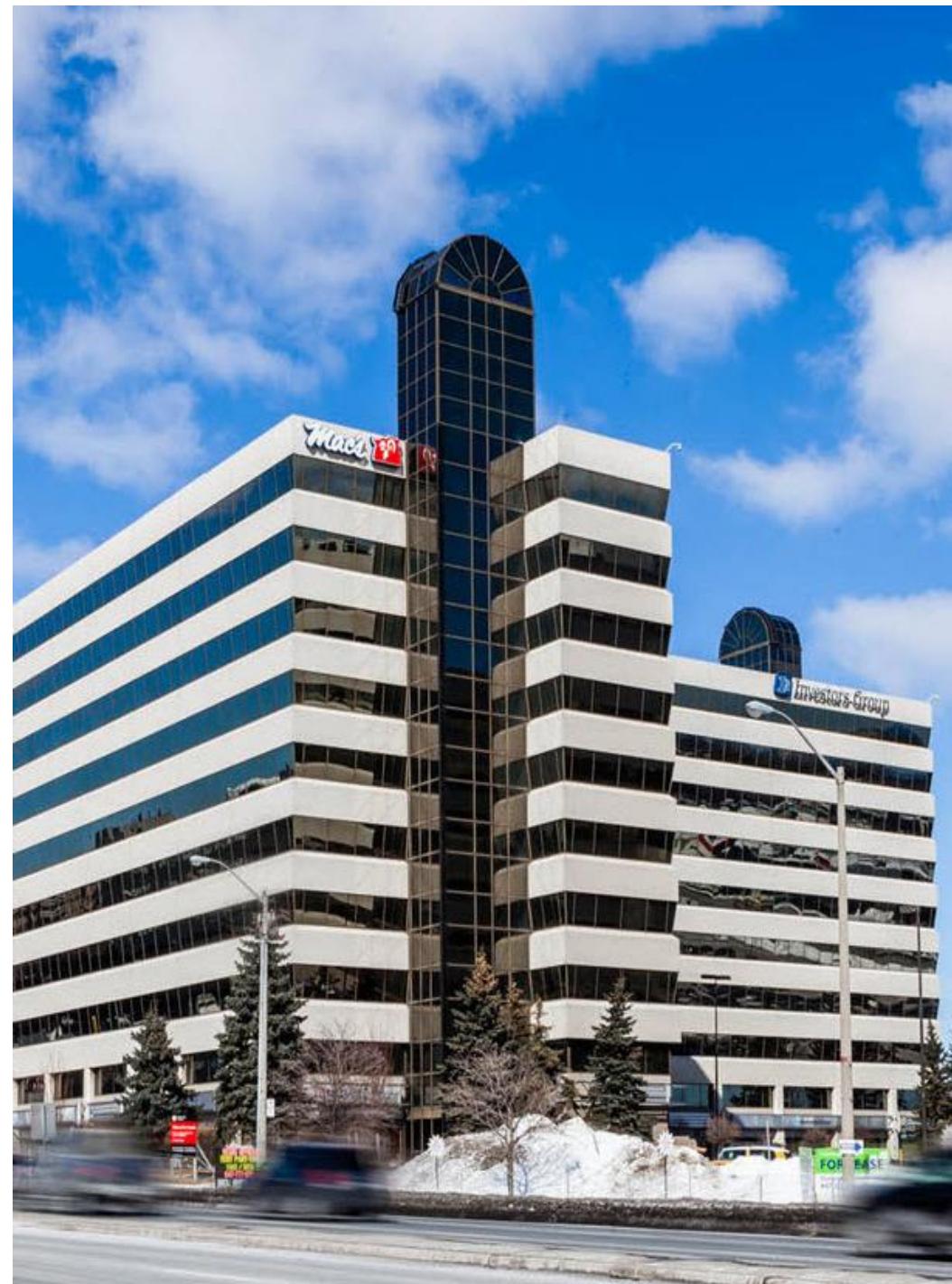
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Ianuzziello & Associates Office Location at 305 Milner Avenue

ENGINEERING SERVICES

From new construction to renovations, our Mechanical & Electrical services are performed by a team of professional, career satisfied employees from: Principals, Engineers and Designers.

At **Ianuzziello & Associates Inc.**, We commit ourselves to fully understanding project goals and working collaboratively with both the Project Delivery and Design Teams.

We customize our services to meet each client's individual project requirements and provide the highest quality of project documentation.

Ianuzziello & Associates Inc. provides the following services with that commitment in mind:

Electrical

- Lighting Design
- Power Distribution Design
- Fire Alarm Design
- Security Design
- Information and Communication Technology (ICT) Design
- Emergency Generator Design
- Uninterrupted Power Systems (UPS) Design
- LEED (Green Sustainable Designs)
- Due Diligence Audits And Reports
- Technical Reports
- Specification Writing
- Commissioning
- Site Service Design
- Contract Documents
- Construction Administration

Mechanical

- Air Conditioning Systems
- Heating Systems
- Ventilation Systems
- Plumbing Systems
- Drainage Systems
- Control Systems
- Fire Protection Systems
- LEED (Green Sustainable Design)
- Due Diligence Audits And Reports
- Technical Reports
- Specification Writing
- Commissioning
- Site Service Designs
- Contract Documents
- Construction Administration



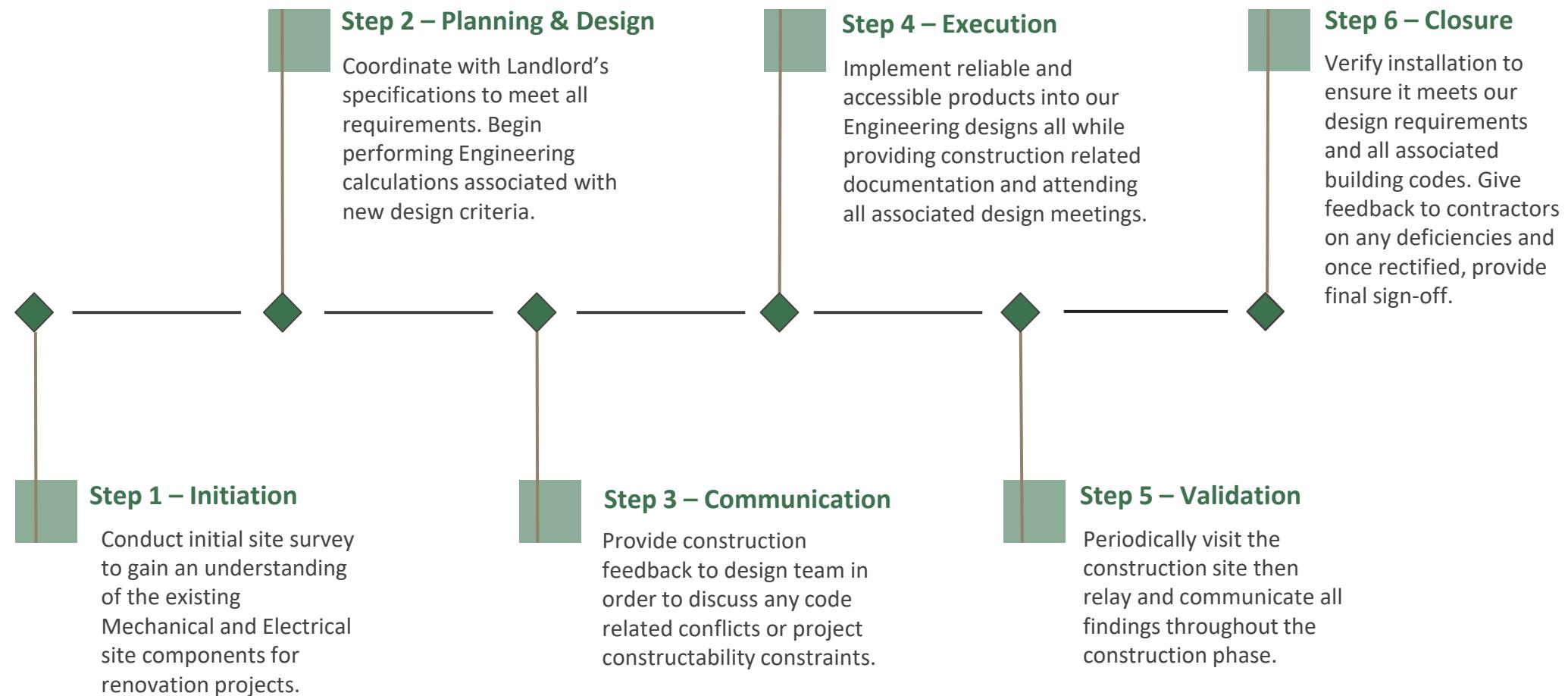
Manulife Cafeteria



De Lage Laden Office

DESIGN PROCESS

Ianuzziello & Associates Inc.'s mission is to complement and enrich the projects at hand. We accomplish this through proven design methods, introduction of new innovative technologies and our streamlined project delivery methods.



OFFICE PROJECTS

Ianuzziello and Associates Inc's team of Engineers and Designers offers its client professional and personalized services for projects in the commercial office sector up to 1,000,000 ft² across Canada. Our staff has worked on many different office buildings and have sustained long-standing relationships with our clients, contractors and property managers. Recent featured projects in the office sector include:

Base Building Engineers for Office buildings:

- Manulife Head Office - South Tower, 200 Bloor Street, Toronto
- Manulife Head Office - North Tower, 220 Bloor Street, Toronto
- Manulife Head Office – East Tower, 250 Bloor Street, Toronto
- 70 University Avenue Building, Toronto
- 401 Bay Street Building, Toronto

Mechanical and Electrical Engineers for Office Spaces:

- Instacart, 190 Liberty Street, Toronto (33,500 ft²)
- De Lage Landen, 3450 Superior Court, Oakville (32,000 ft²)
- TradeRev, 150 John Street, Toronto (30,000 ft²)
- CrowdRiff, 225 King Street, Toronto (23,500 ft²)
- Kruger, 2 Prologis Boulevard, Mississauga (24,000 ft²)
- Maersk, 5150 Spectrum Way, Mississauga (20,000 ft²)
- Hexagon, 555 Michigan Drive, Oakville (16,000 ft²)
- O2E Brands (1-800-Got-Junk), 5255 Yonge Street, Toronto (14,500 ft²)
- Agilus, 10 Kingsbridge Garden Circle, Mississauga (11,000 ft²)
- Crawford & Company, 21 King Street, Hamilton (10,650 ft²)
- Gallo Winery, 6711 Mississauga Road, Mississauga (10,500 ft²)

- Atlas Copco, 2240 Argentia Road, Mississauga (10,000 ft²)
- S+C Partners, LLP 101 Queen Street, Toronto (10,000 ft²)
- Zemlar Offices, 2020 Winston Park, Oakville (10,000 ft²)
- Impact Auto, 90 Burnhamthorpe Road, Mississauga (7,800 ft²)
- Hired, 14 Duncan Street, Toronto (7,350 ft²)
- Wealthsimple, 860 Richmond Street West, Toronto (6,000 ft²)
- Newmark Knight Frank, 77 King Street, Toronto (6,000 ft²)
- The Cronos Group, 720 King Street West, Toronto (5800 ft²)
- Agilus, 40 University Avenue, Toronto (3,500 ft²)
- NFL, 401 Bay Street, Toronto (3,250 ft²)



Instacart Office

BASE BUILDING ENGINEERS

It is our success which has permitted Ianuzziello & Associates Inc. to maintain our long ongoing and productive client relationships. Ianuzziello & Associates Inc. currently provides Office Improvement MEP Engineering services for several buildings.



200 Bloor Street East



220 Bloor Street East



250 Bloor Street East



401 Bay Street



70 University Avenue



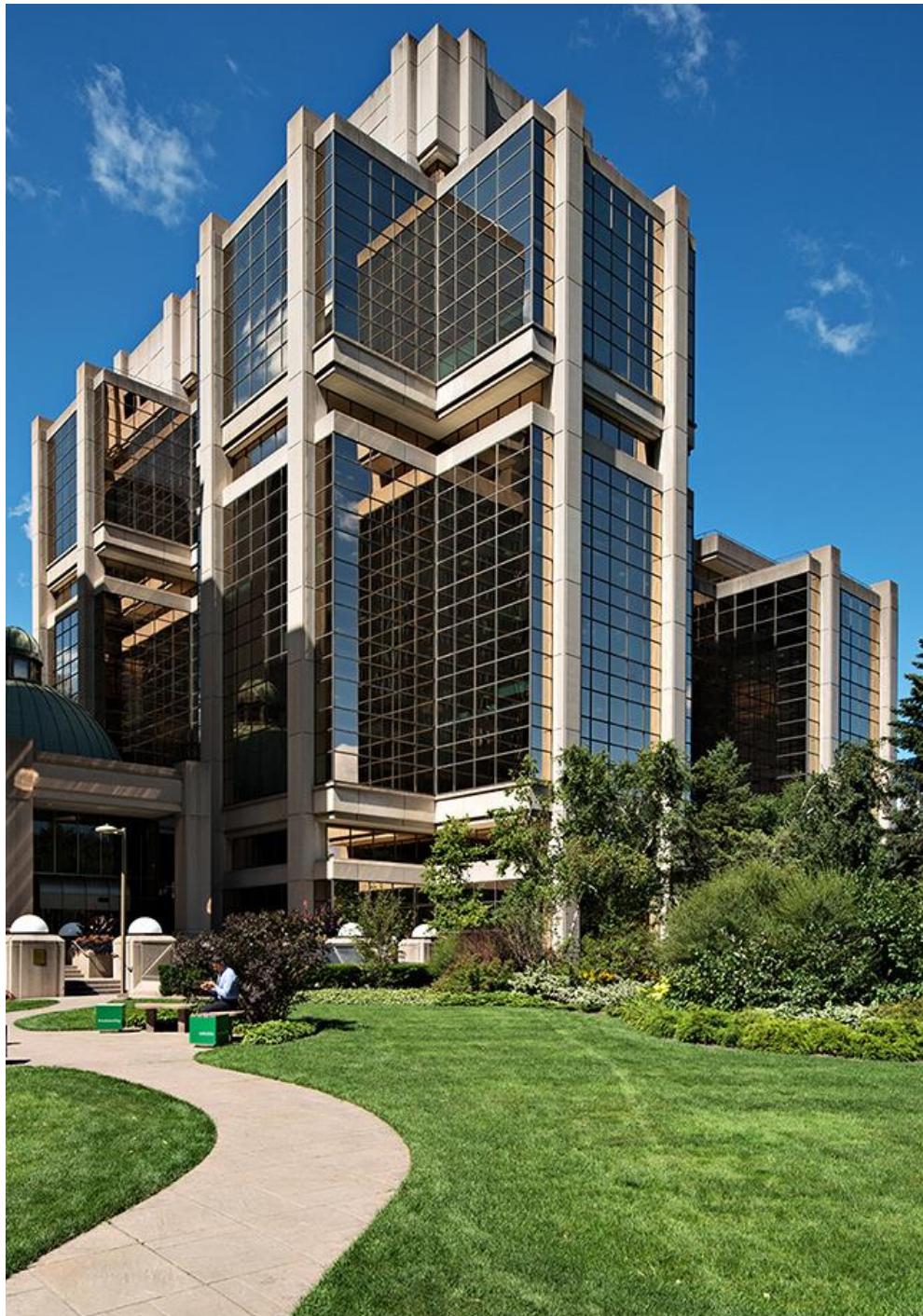
200 Bloor Street East

SOUTH TOWER MANULIFE HEAD OFFICES

Location: 200 Bloor Street East, Toronto, Ontario

Project Highlights:

One of the three Manulife head offices located in Toronto. Redevelopment project was contracted by Ianuzziello & Associates Inc. to design lighting and electrical alterations. Ianuzziello & Associates Inc. also provided construction administration and project management services to the client.



220 Bloor Street East

NORTH TOWER MANULIFE HEAD OFFICES

Location: 220 Bloor Street East, Toronto, Ontario

Project Highlights:

One of the three Manulife's head offices located in Toronto. Redevelopment project was contracted by Ianuzziello & Associates Inc. to design lighting and electrical alterations. Ianuzziello & Associates Inc. also provided construction administration and project management services to the client.



250 Bloor Street East

EAST TOWER MANULIFE HEAD OFFICES

Location: 250 Bloor Street East, Toronto, Ontario

Project Highlights:

One of the three Manulife's head offices located in Toronto. Redevelopment project was contracted by Ianuzziello & Associates Inc. to design lighting and electrical alterations for tenant fit-ups. Ianuzziello & Associates Inc. also provides construction administration and project management services to the client.



401 Bay Street

401 BAY STREET

Location: 401 Bay Street, Toronto, Ontario

Project Highlights:

Ianuzziello & Associates Inc. provides base-building engineering services for 401 Bay Street which has 33 floors. We design HVAC, plumbing & drainage, fire protection, lighting and electrical alterations for tenant fit-ups. Base building work performed on behalf of the Landlord includes corridor, elevator lobbies and back to base work on various suites and floors.



70 University Avenue

70 UNIVERSITY AVENUE

Location: 70 University Avenue, Toronto, Ontario

Project Highlights:

Ianuzziello & Associates Inc. is the base-building engineers at 70 University Avenue which is a 14 story high-rise building. We design HVAC, plumbing & drainage, fire protection, lighting and electrical alterations for tenant fit-ups. Ianuzziello & Associates Inc. also provide construction management and administration services to the client.



MANULIFE CAFETERIA

Location: 200 Bloor Street East, Toronto, ON

Project Highlights:

- The 8,750 ft² interior alteration project for Manulife was meant to revamp their cafeteria space for their global head office in downtown Toronto.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



200 Bloor Street East

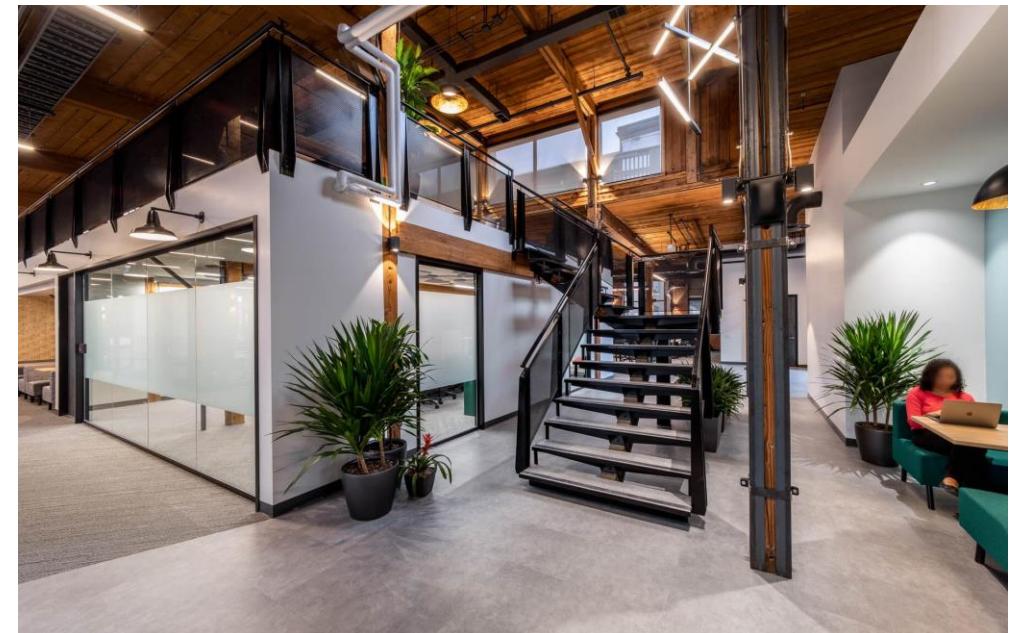
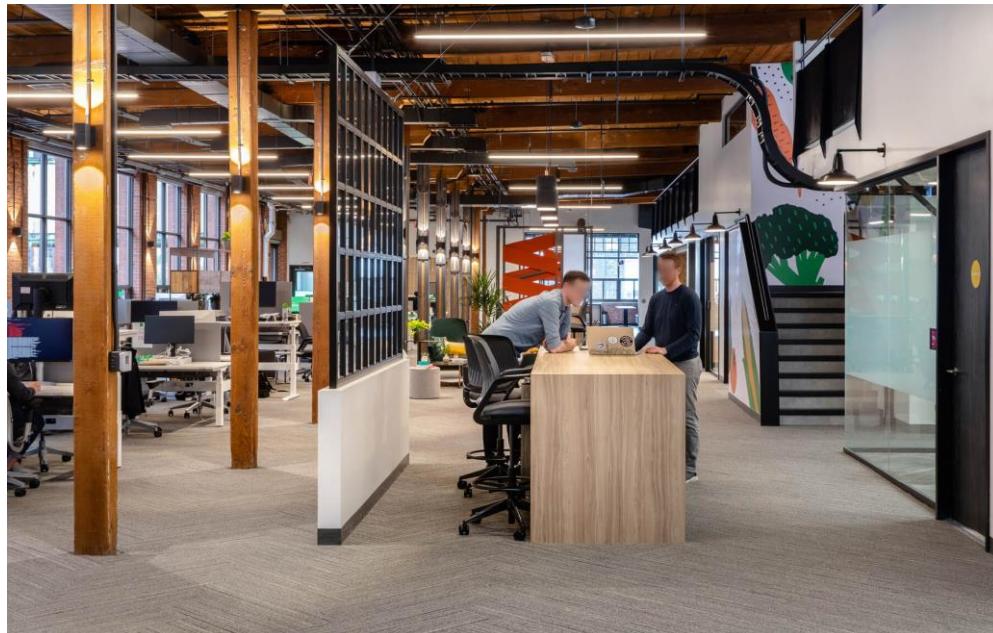


INSTACART

Location: 190 Liberty Street, Toronto

Project Highlights:

- The 33,500 ft² office space interior alteration project for Instacart was to expand their tech hub to over 200 employees in Toronto over the next few years
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



190 Liberty Street



GALLO WINERY

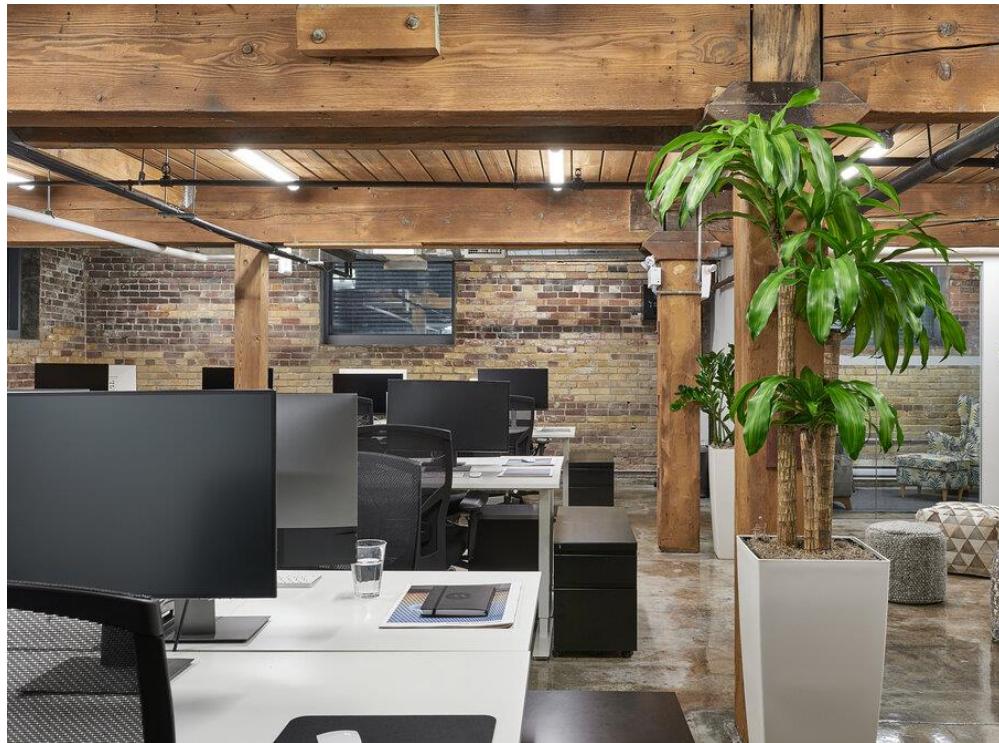
Location: 6711 Mississauga Road, Ontario

Project Highlights:

- Interior alteration project completed for Ernest & Julio Gallo Winery
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



860 Richmond Street West

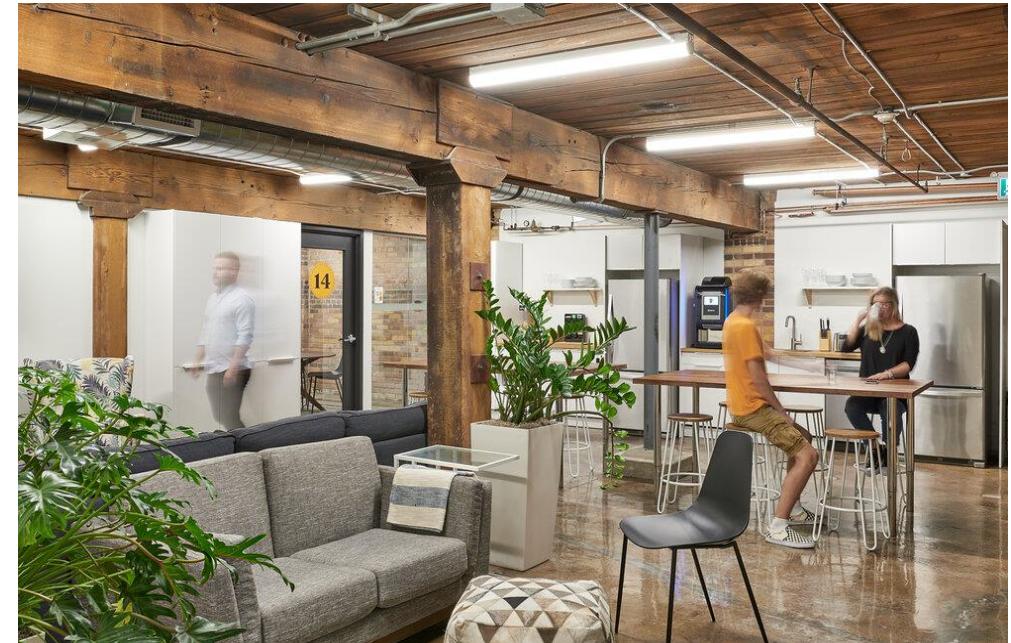


WEALTHSIMPLE

Location: 860 Richmond Street West, Toronto, Ontario

Project Highlights:

- Interior alteration project of an additional 2 floors of space completed for Wealth Management company
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



860 Richmond Street West



DE LAGE LANDEN

Location: 3450 Superior Court, Oakville, Ontario

Project Highlights:

- Interior alteration project of the entire 32,000 ft² completed for the financial solutions company De Lage Landen
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



3450 Superior Court

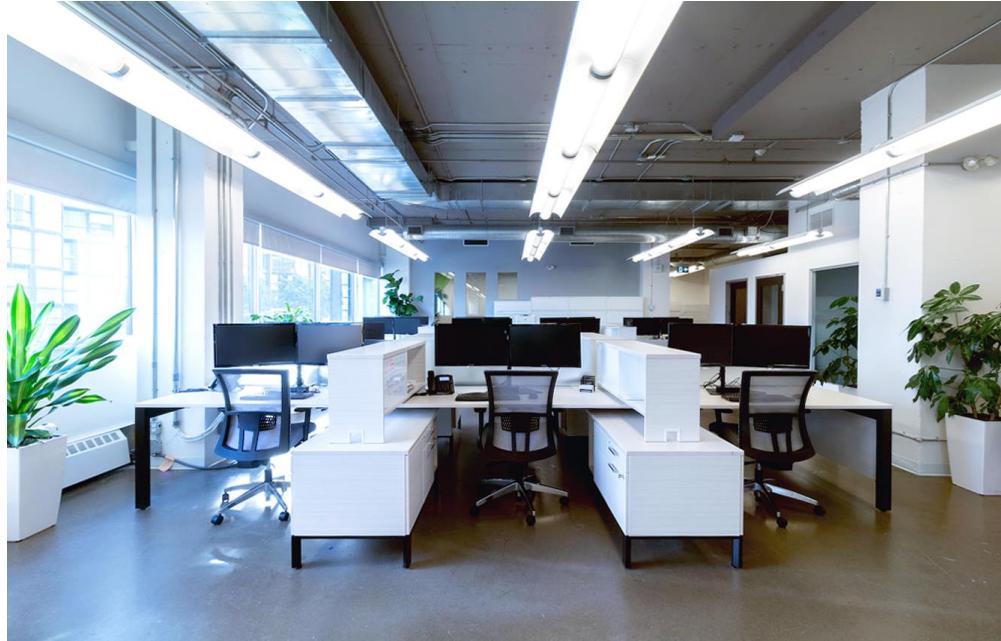


THE CRONOS GROUP

Location: 720 King Street West, Toronto, Ontario

Project Highlights:

- Interior alteration project completed for this medical marijuana leader
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



720 King Street West



AGNICO EAGLE MINES

Location: 145 King Street West, Toronto, Ontario

Project Highlights:

- Interior alteration project completed for Canada's gold mining company Agnico Eagle Mines
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



145 King Street West



NEWMARK KNIGHT FRANK

Location: 77 King Street West, Toronto, Ontario

Project Highlights:

- Interior alteration project of new space in the Toronto Dominion Tower for leading commercial real estate advisory firm
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



77 King Street West

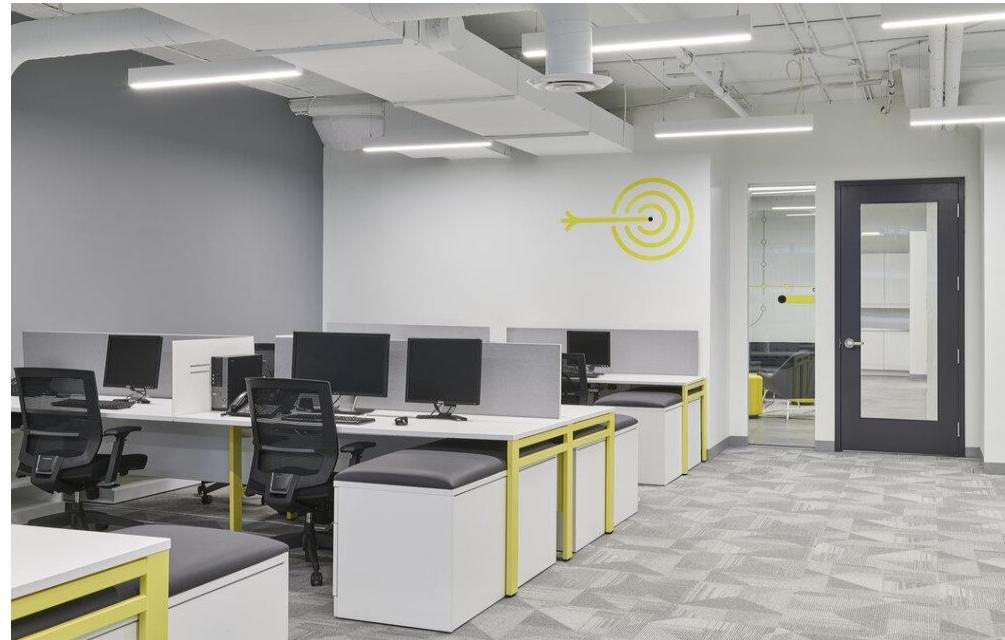


AGILUS WORK SOLUTIONS

Location: 40 University Avenue, Toronto, ON

Project Highlights:

- Interior alteration project completed for the freshly rebranded Agilus Work Solutions
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



40 University Avenue

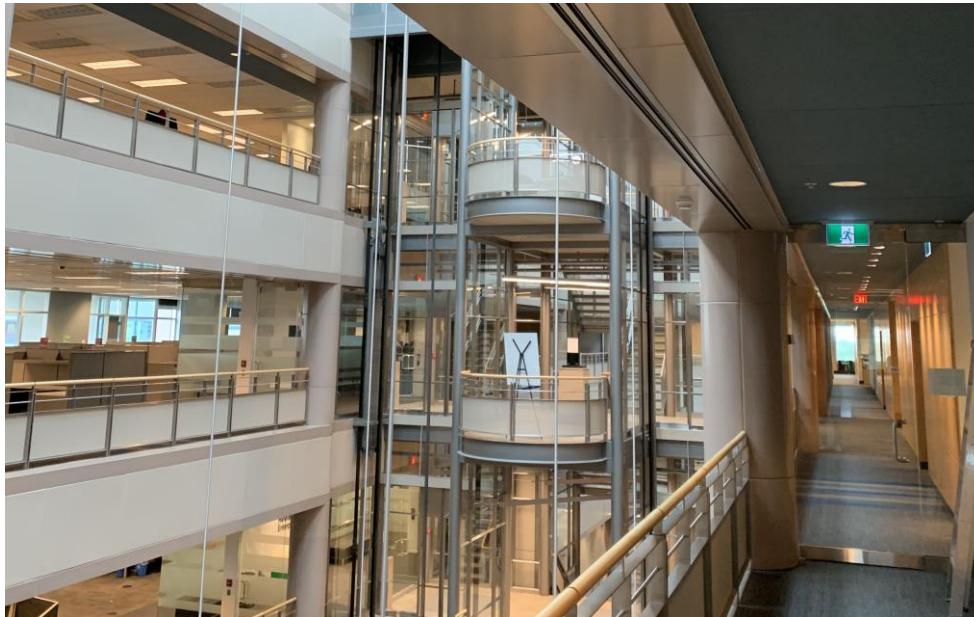


MAERSK

Location: 5150 Spectrum Way, Mississauga, ON

Project Highlights:

- Interior alteration project completed for the Maersk container shipment company.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical alterations



5150 Spectrum Way