



# IANUZZIELLO & ASSOCIATES INC.

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Mechanical and Electrical Consulting Engineers

**New Construction 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.**

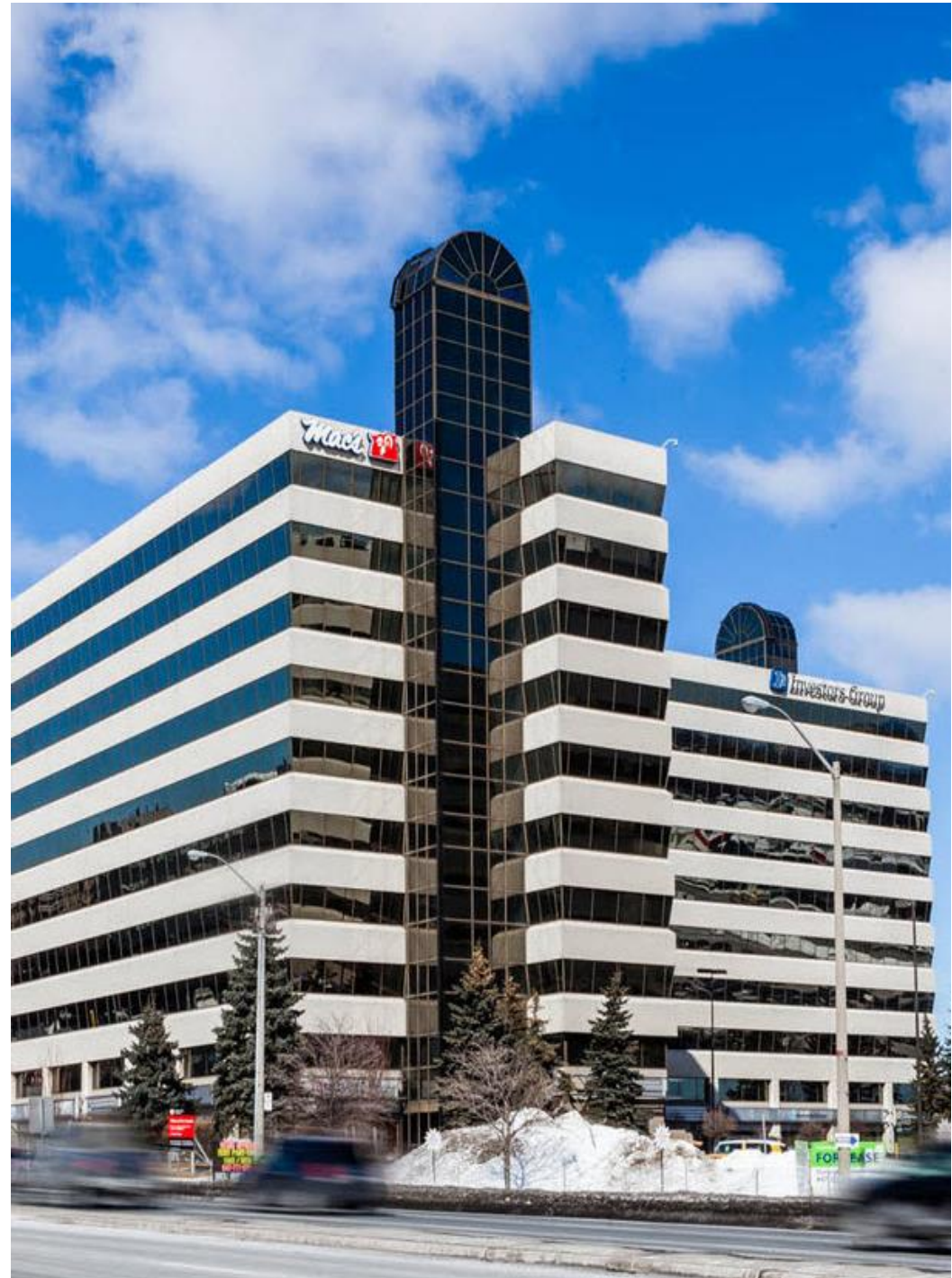
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*Ianuzziello & Associates Office Location at 305 Milner Avenue*

# ENGINEERING SERVICES

From new construction to tenant fit ups, our Mechanical & Electrical services are performed by a team of professionals, that are diligent, well versed and solution-oriented.

At **Ianuzziello & Associates Inc.**, we commit ourselves to fully understanding project goals and working collaboratively to deliver a quality product on-time and within budget.

We customize our services to meet each client's individual project requirements and provide the highest quality drawings and 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 Documentation
- Construction Administration



*Brentwood Library*

## Mechanical

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



*Scandinave Spa*

# 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.

## Step 1 – Initiation

Attend kickoff meeting to discuss design intent with client, Architect and other consultants. Then review Architectural drawings and begin to conceptualize our Engineering designs.

## Step 2 – Planning & Design

Coordinate with owners to meet all of their requirements. Begin performing Engineering calculations associated with new design criteria.

## Step 3 – Communication

Provide construction feedback to design team in order to discuss any code related conflicts or project constructability constraints.

## Step 4 – Execution

Implement reliable and accessible products into our Engineering designs all while providing construction related documentation and attending all associated design meetings.

## Step 5 – Validation

Periodically visit the construction site then relay and communicate all findings throughout the construction phase.

## Step 6 – Closure

Verify installation to ensure it meets our design requirements and all associated building codes. Give feedback to contractors on any deficiencies and once rectified, provide final sign-off.



# NEW CONSTRUCTION PROJECTS

Ianuzziello and Associates Inc's team of Engineers and Designers offers its client professional and personalized services for new construction projects up to 1,000,000 ft<sup>2</sup> across Canada. Our staff has worked on many different newly built condominiums and have sustained long-standing relationships with our clients, contractors and property managers. Recent featured projects in new construction project sector include:

- Evergreen Brick Works, 550 Bayview Ave, Toronto, ON
- Diblasio Homes, 6750 McLaughlin Road, Mississauga, ON
- Viva Vaughan, 9700 Bathurst St, Maple, ON
- Scandinave Spa, 152 Grey County Rd 21, The Blue Mountains, ON
- Select Mazda, 2124 Lawrence Ave E, Scarborough, ON
- Brentwood Library, 36 Brentwood Rd N, Etobicoke, ON
- Long & McQuade, 3197 Jacklin Road, Langford, BC
- Long & McQuade, 3755 Market Street SE, Calgary AB
- Long & McQuade, Hoover Park Drive, Stouffville, ON
- Cardinal Kia, 7888 Oakwood Drive, Niagara Falls, ON
- Honda Automotive Service Centre, 1140 Skae Drive, Oshawa, ON



*Long & McQuade Langford*



*Evergreen Brickworks*



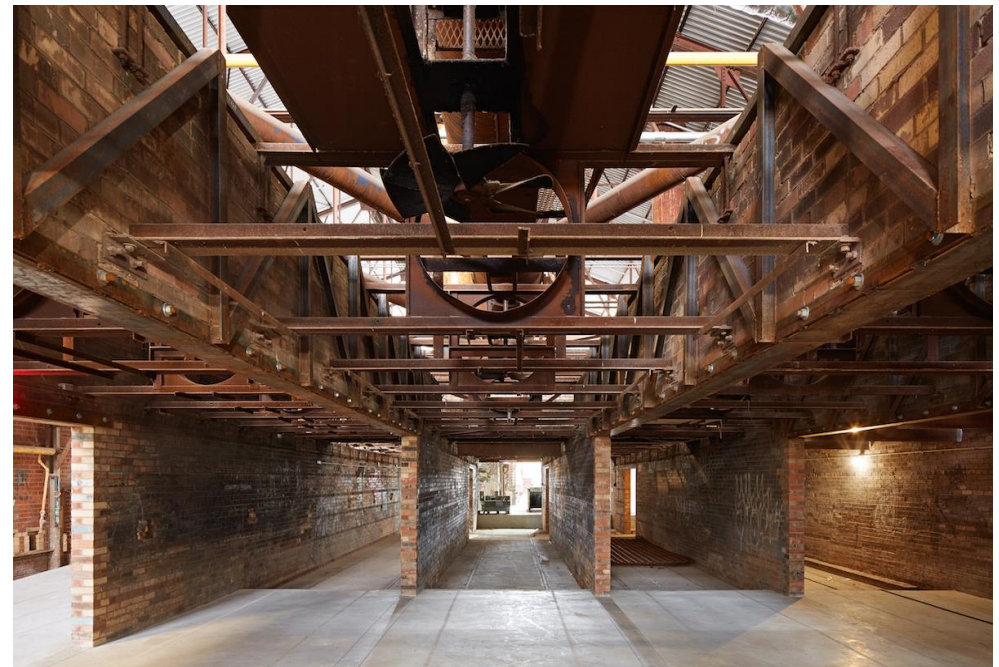
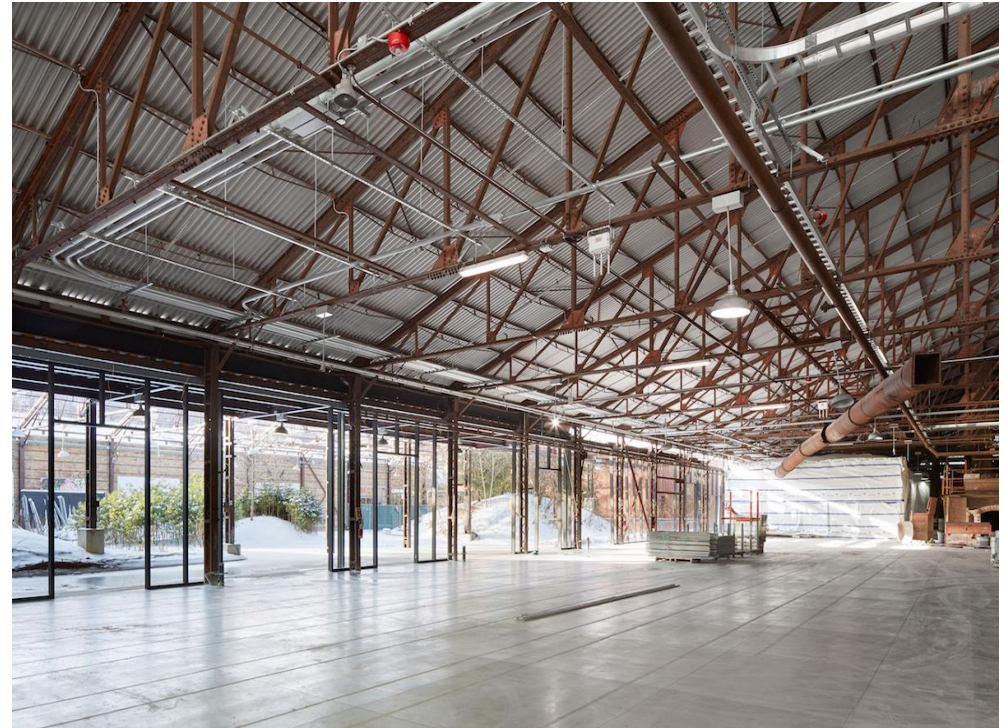
# EVERGREEN BRICKWORKS

**Location:** 550 Bayview Ave, Toronto, ON

Innovation and Sustainability Project: In association with Ellis Don and BGIS, Ianuzziello and Associates provided the Electrical and Lighting design services for the groundbreaking sustainable design Evergreen Brickworks revitalization project- Kiln Building.

*..”This project is important, not only for its historical significance, but because it has a carbon neutral target. By incorporating social, economic, and environmental principles. Within this heritage landmark, Evergreen’s leadership is showcasing a new direction for integrated building use and sustainable design,”*

*- Andrew Bowerbank, Global Director, Sustainable Building Services, Ellis Don*



*Evergreen Brick Works' Kiln Building*





# VIVA VAUGHAN

**Location:** 9700 Bathurst St, Maple, ON

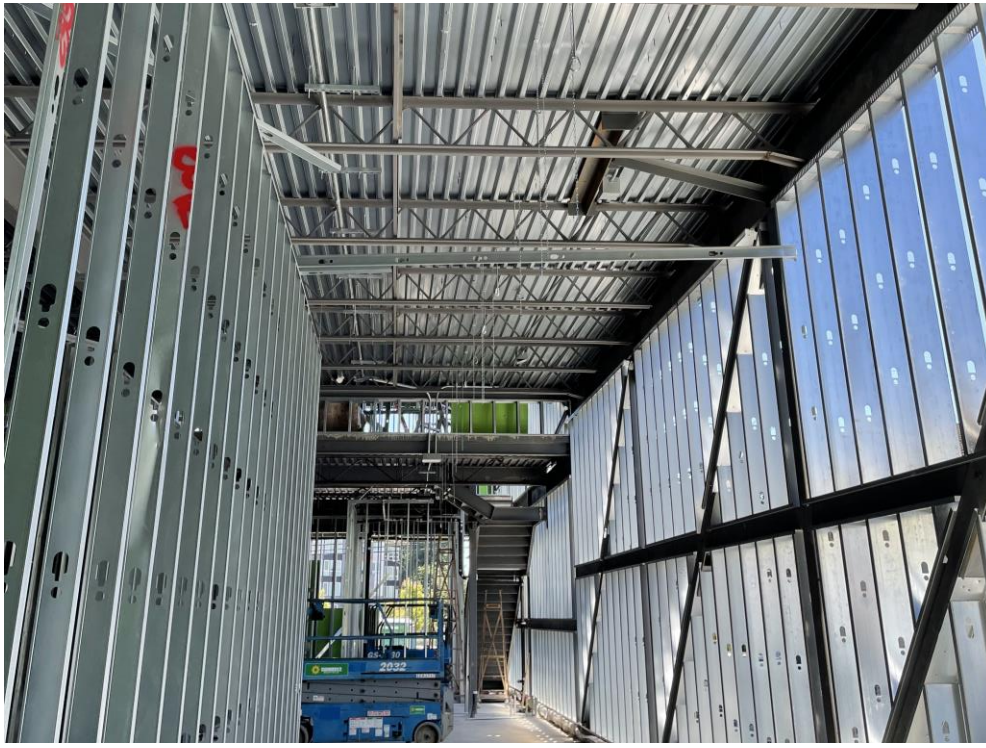
## **Project Highlights:**

- Ianuzziello & Associates Inc. was a part of this new construction project to develop Thornhill's premier retirement home. It has 134 suites with amenities including spa with indoor saltwater pool and big screen movie theatre.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



*9700 Bathurst Sreet*





# LONG & MCQUADE LANGFORD

**Location:** 3197 Jacklin Road, Langford, BC

**Project Highlights:**

- Ianuzziello & Associates Inc. was a part of this new construction project to develop a brand new Long & McQuade store on Vancouver island in the beautiful town of Langford.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



3197 Jacklin Road





# SELECT MAZDA

**Location:** 2124 Lawrence Ave E, Scarborough, ON

## Project Highlights:

- Ianuzziello & Associates Inc. was a part of this new construction project to develop this brand-new Mazda dealership and repair center in Scarborough.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



2124 Lawrence Avenue East





# BRENTWOOD LIBRARY

**Location:** 36 Brentwood Rd N, Etobicoke, ON

**Project Highlights:**

- Ianuzziello & Associates Inc. was a part of this new construction project to create this state-of-the-art library in the heart of Etobicoke.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



36 Brentwood Road North





# DIBLASIO HOMES

**Location:** 6750 McLaughlin Road, Mississauga, ON

## Project Highlights:

- Ianuzziello & Associates Inc. was a part of this new construction project to develop this multi-residential building in the gorgeous Meadowvale community.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



*6750 McLaughlin Road*





# SCANDINAVE SPA

**Location:** 152 Grey County Rd 21, The Blue Mountains, ON

## **Project Highlights:**

- Ianuzziello & Associates Inc. was a part of this spectacular Scandinave Spa new construction project in the much-desired Blue Mountain community.
- Ianuzziello & Associates Inc. designed HVAC, plumbing & drainage, fire protection and lighting/electrical systems.



152 Grey County Rd 21