

# FORESTSIDE TOWNHOUSES

(Royal Pine Homes)



## SITE INSTRUCTION # 5

Instruction Issued By: Kevin Deonarraine

Instruction Issued To: Vince Staffieri

Date: May 28th, 2021

JAP Project No: 19066

### Text of Instruction:

The following revisions have been made to the drawing set:

#### 1.1 Refer to Drawing S-102A & B "GROUND FLOOR FRAMING PLAN"

- a) Removed wood stairs on building D to 2<sup>nd</sup> floor
- b) Infilled wall openings on Building D
- c) Infilled wall openings on Building C
- d) Matching stair locations from latest architectural on Building C, Block 6

#### 1.2 Refer to Drawing S-103A & B "2ND FLOOR FRAMING PLAN"

- e) Updated to match slab edge to remove stair openings as bubbled on Building D
- f) Infilled wall openings on Building D to match latest architectural
- g) Match stair openings with slab edge on Building C, Block 6
- h) Infilled openings on Building B to match latest architectural
- i) Infilled openings on Building A to match latest architectural
- j) Deleted balconies on rear of Building C to match architectural

END OF SITE INSTRUCTION # 5

# FORESTSIDE TOWNHOUSES

TORONTO, ONTARIO

Project  
Number : #19066

Issued for : ISSUED FOR SITE INSTRUCTION # 5

Issued date : MAY 28, 2021

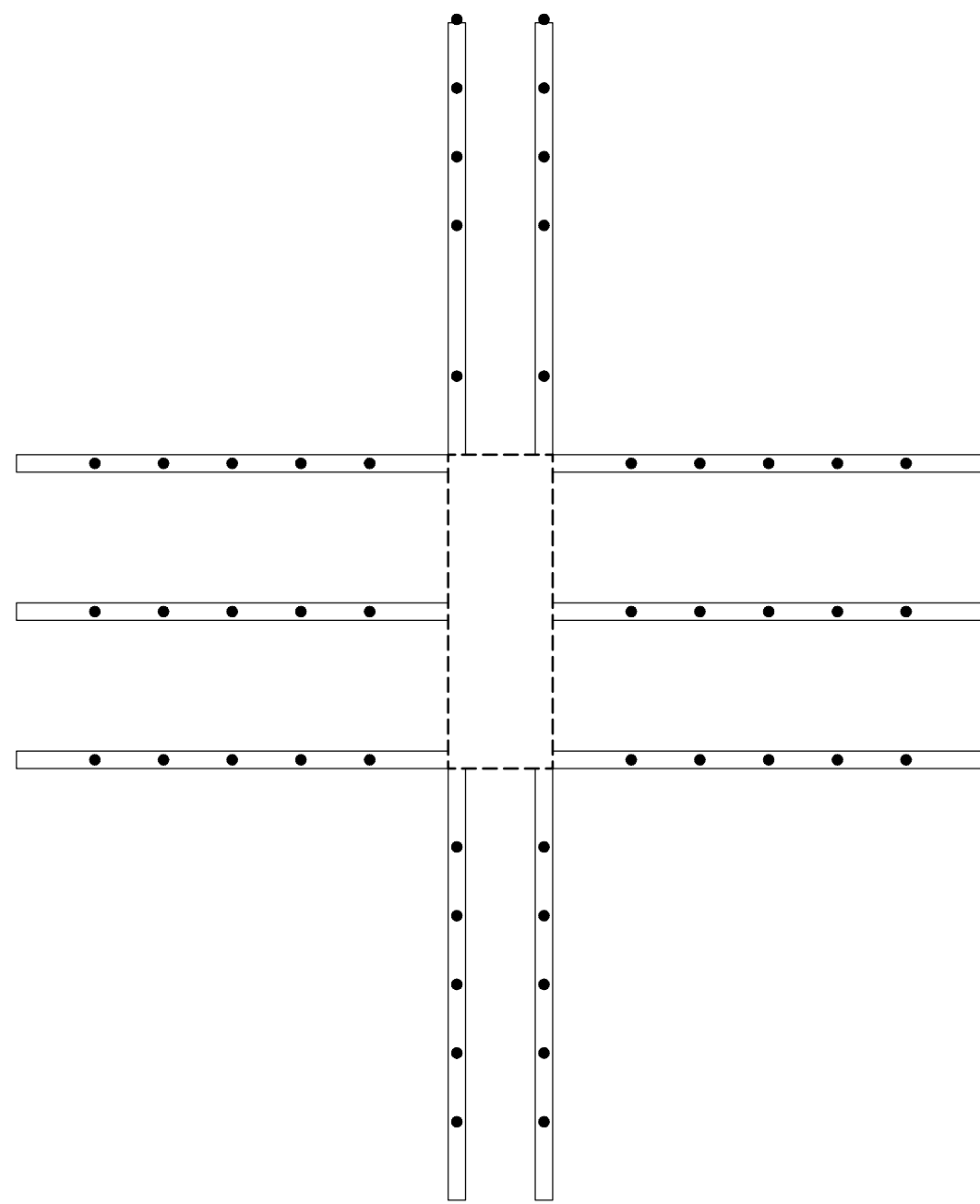
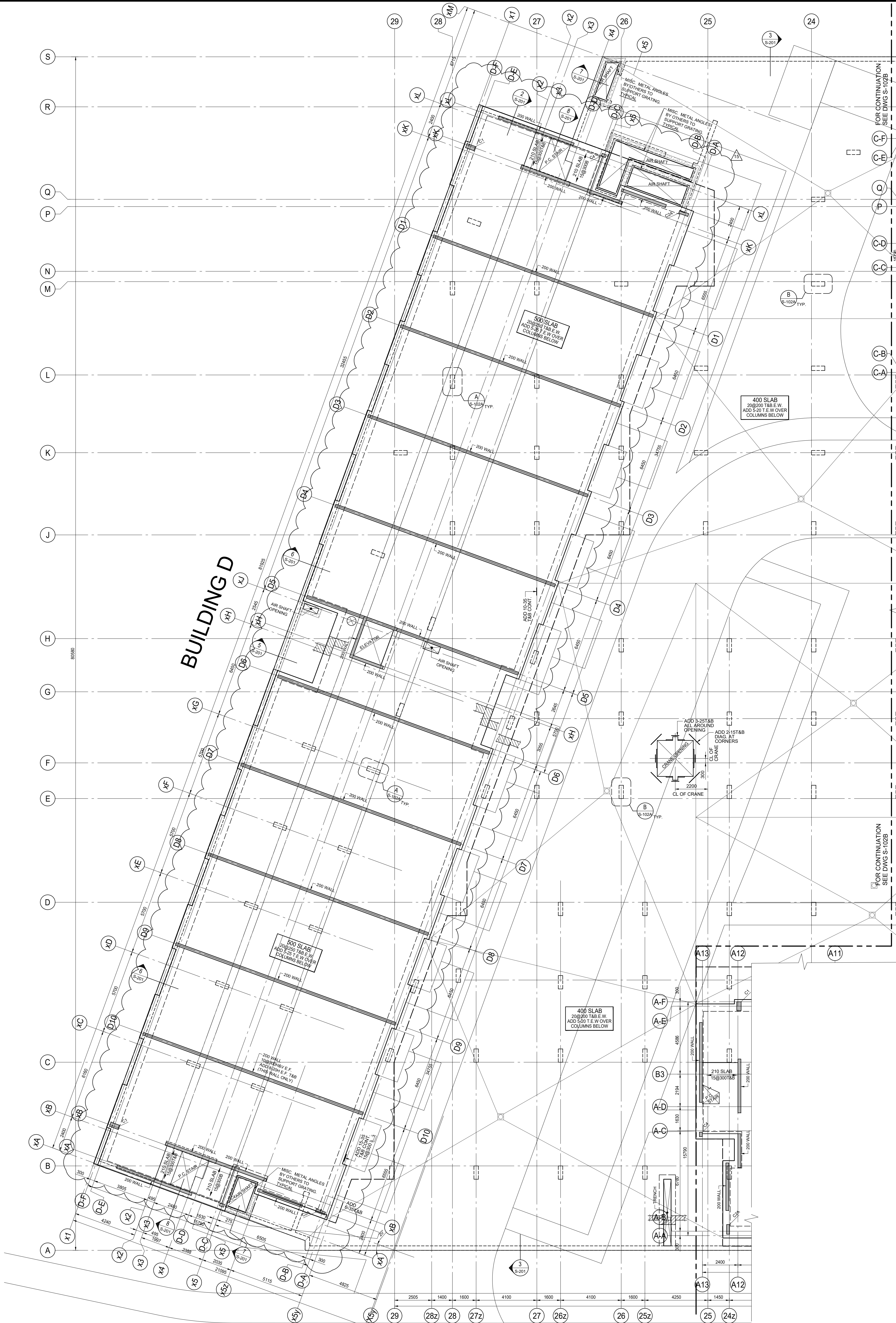


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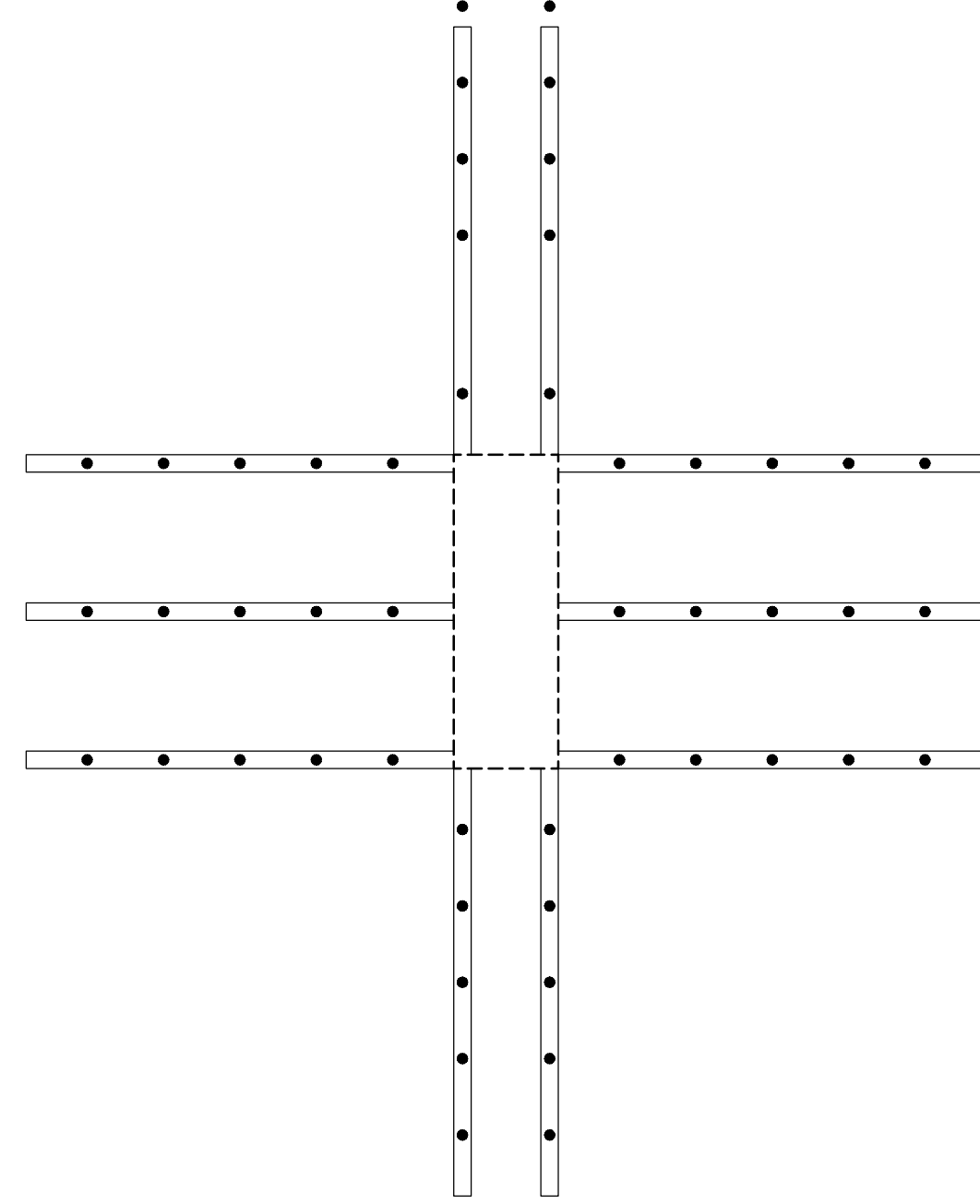
## LIST OF STRUCTURAL DRAWINGS

## Drawing Index



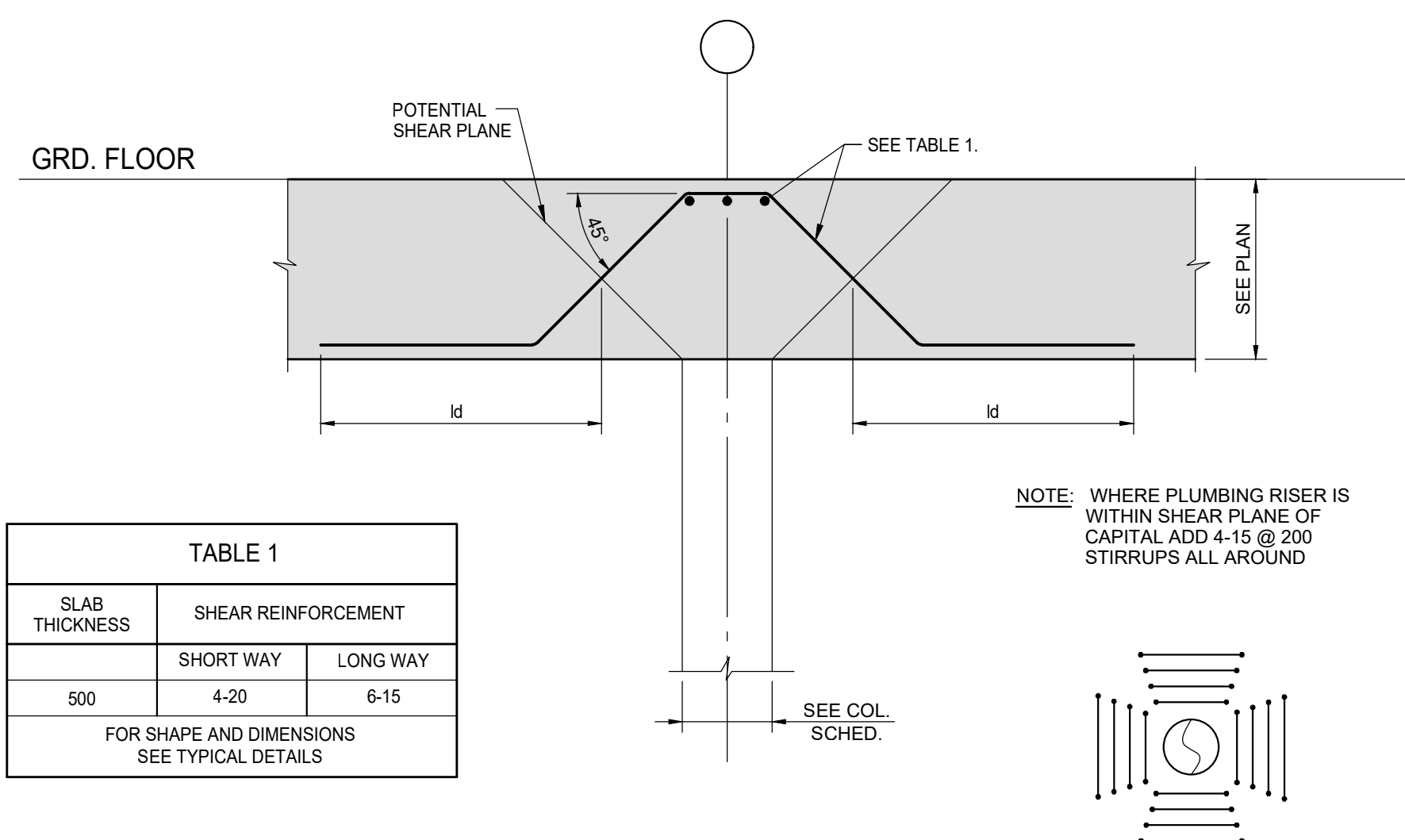
PROVIDE 10 RAILS (1238x25.4x4.8mm)  
c/w. 5-16mmØx445mm LG. STUDS @197mm c/c.  
FIRST STUD AT 225mm FROM FACE OF COLUMN.

DETAIL A  
SCALE 1:20  
S-102A



PROVIDE 10 RAILS (1238x25.4x4.8mm)  
c/w. 5-16mmØx343mm LG. STUDS @219mm c/c.  
FIRST STUD AT 175mm FROM FACE OF COLUMN.

DETAIL B  
SCALE 1:20  
S-102A



TYPICAL DETAIL OF PICK-UP SLAB AT COLUMN  
SCALE 1:20

### GROUND FLOOR FRAMING PLAN

SCALE 1:100

- TOP OF ROUGH SLAB IS 0.0mm BELOW FINISHED FLOOR (DATUM EL. XXX.XXX) EXCEPT AS CROSSED AND NOTED ON PLAN.
- CONCRETE STRENGTH AT 28 DAYS SHALL BE AS FOLLOWS:  
FOR WALLS AND COLUMNS ..... 30 MPa  
FOR PICK-UP SLABS AND BEAMS ..... 35 MPa  
FOR SLABS ..... 35 MPa  
FOR LIVE LOADS SEE TABLE 'X' ON THIS DRAWING.
- CONCRETE EXPOSED TO DE-ICING CHEMICALS SHALL BE EXPOSURE CLASS 'C-1' WITH 6% TO 8% ENTRAINED AIR AND CORROSION INHIBITOR AT A MINIMUM RATE OF 10.0 LITERS PER CUBIC METER.
- PORTIONS OF THE GARAGE ROOF SLAB ACCESSIBLE TO HEAVY TRUCK LOADING AND FIRE ROUTE HAVE BEEN DESIGNED IN ACCORDANCE WITH THE REQUIREMENTS ON THE ONTARIO BUILDING CODE AND THE HIGHWAY BRIDGE DESIGN CODE, INCLUDING POINT LOAD AND LOAD FACTORS, FOR THE FULL ANTICIPATED ROUTE OF TRAVEL.
- MINIMUM CONCRETE COVER SHALL BE 40mm FOR ALL TOP BARS AND 30mm FOR BOTTOM BARS IN ALL VEHICULAR AREAS.
- MINIMUM YIELD STRESS FOR REINFORCING STEEL SHALL BE 400 MPa.
- TEMPERATURE REINFORCING:  
200 SLAB IS 10@250  
210 SLAB IS 10@230  
400 SLAB IS 10@250  
500 SLAB IS 20@250
- NO OPENINGS LARGER THAN 300x300 ARE ALLOWED IN SLAB OTHER THAN THOSE SHOWN ON STRUCTURAL DRAWINGS.
- SEE GENERAL NOTES ON DRAWING S-001.
- SEE TYPICAL DETAILS DETAILS ON S-000 SERIES DRAWINGS.
- SEE COLUMN & WALL SCHEDULE ON THIS DRAWING.
- COORDINATE BEAM DEPTHS AT DOORS WITH ARCHITECTURAL DRAWINGS.
- REFER TO ARCHITECTURAL DRAWINGS FOR SLAB ELEVATIONS, SLOPES, STEPS IN SLAB AND SLAB DEPRESSIONS.
- SEE ARCHITECTURAL DRAWINGS FOR EXACT SIZE, LOCATION AND EXTENT OF CURBS. SEE TYPICAL DETAILS FOR REINFORCING.
- CENTER LINE OF DROP AND BEAM IS THE CENTER LINE OF COLUMN OR SHEAR WALL UNLESS OTHERWISE NOTED ON PLAN.
- GRATING OVER AIR SHAFTS AND SUPPORT FRAME SHALL BE DESIGNED FOR HEAVY TRUCK LOADING (14kPa) AND ASSOCIATED POINT LOADS IN ACCORDANCE WITH THE CANADIAN HIGHWAY BRIDGE DESIGN CODE. SHOP DRAWINGS SHALL CLEARLY INDICATE LOADING AND BE STAMPED AND SEALED BY PROFESSIONAL ENGINEER.
- BPL1 - 150x10x150 DENOTES ELEVATOR DIVIDER BEAM BASE PLATE WITH 2x19mmØ NELSON STUD x 150LG., EACH END.

|              |
|--------------|
| COLUMN = C1  |
| 300x600      |
| 6-20V        |
| +10@300 TIES |
| C2A          |
| 200x650      |
| 6-20V        |
| +10@300 TIES |
| C2B          |
| 200x500      |
| 6-20V        |
| +10@300 TIES |
| C3           |
| 250x800      |
| 8-20V        |
| +10@300 TIES |
| C4           |
| 200x300      |
| 4-20V        |
| +10@300 TIES |

WALLS = 200 THICK.  
10@400H&V E.F.  
+ ADD 2-20H TOP

300 THICK  
10@270H&V E.F.  
+ ADD 2-20H TOP

### ISSUES

| No. | DATE       | DESCRIPTION                            |
|-----|------------|----------------------------------------|
| 1.  | 2019-08-02 | ISSUED FOR TENDER                      |
| 2.  | 2019-08-28 | ISSUED FOR TENDER ADDENDUM #1          |
| 3.  | 2019-09-12 | ISSUED FOR TENDER ADDENDUM #2          |
| 4.  | 2020-01-31 | ISSUED FOR TENDER ADDENDUM #3          |
| 5.  | 2020-05-07 | ISSUED FOR TENDER ADDENDUM #4          |
| 6.  | 2020-09-28 | ISSUED FOR PERMIT                      |
| 7.  | 2021-01-08 | ISSUED FOR TENDER ADDENDUM #5          |
| 8.  | 2021-02-22 | ISSUED FOR TENDER ADDENDUM #6          |
| 9.  | 2021-03-03 | ISSUED FOR PERMIT BUILDINGS A, B, C, D |
| 10. | 2021-03-25 | ISSUED FOR PROGRESSIVE CONSTRUCTION    |
| 11. | 2021-03-25 | ISSUED FOR PERMIT BUILDINGS A, B, C, D |
| 12. | 2021-04-21 | ISSUED FOR SITE INSTRUCTION #2         |
| 13. | 2021-05-07 | ISSUED FOR SITE INSTRUCTION #3         |
| 14. | 2021-05-18 | ISSUED FOR SITE INSTRUCTION #4         |
| 15. | 2021-05-28 | ISSUED FOR SITE INSTRUCTION #5         |

### REVISIONS

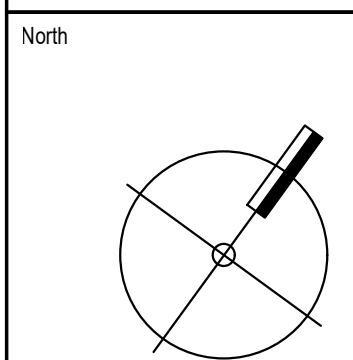
CONTRACTOR MUST VERIFY ALL DIMENSIONS AND BE RESPONSIBLE FOR SAME REPORTING ANY DISCREPANCIES TO THE ARCHITECT BEFORE COMMENCING THE WORK.

PRINTS ARE NOT TO BE SCALED.



Job Title:  
**FORETSIDE TOWNHOUSES**  
TORONTO, ONTARIO

Sheet Title:  
**1ST FLOOR  
BUILDING D**

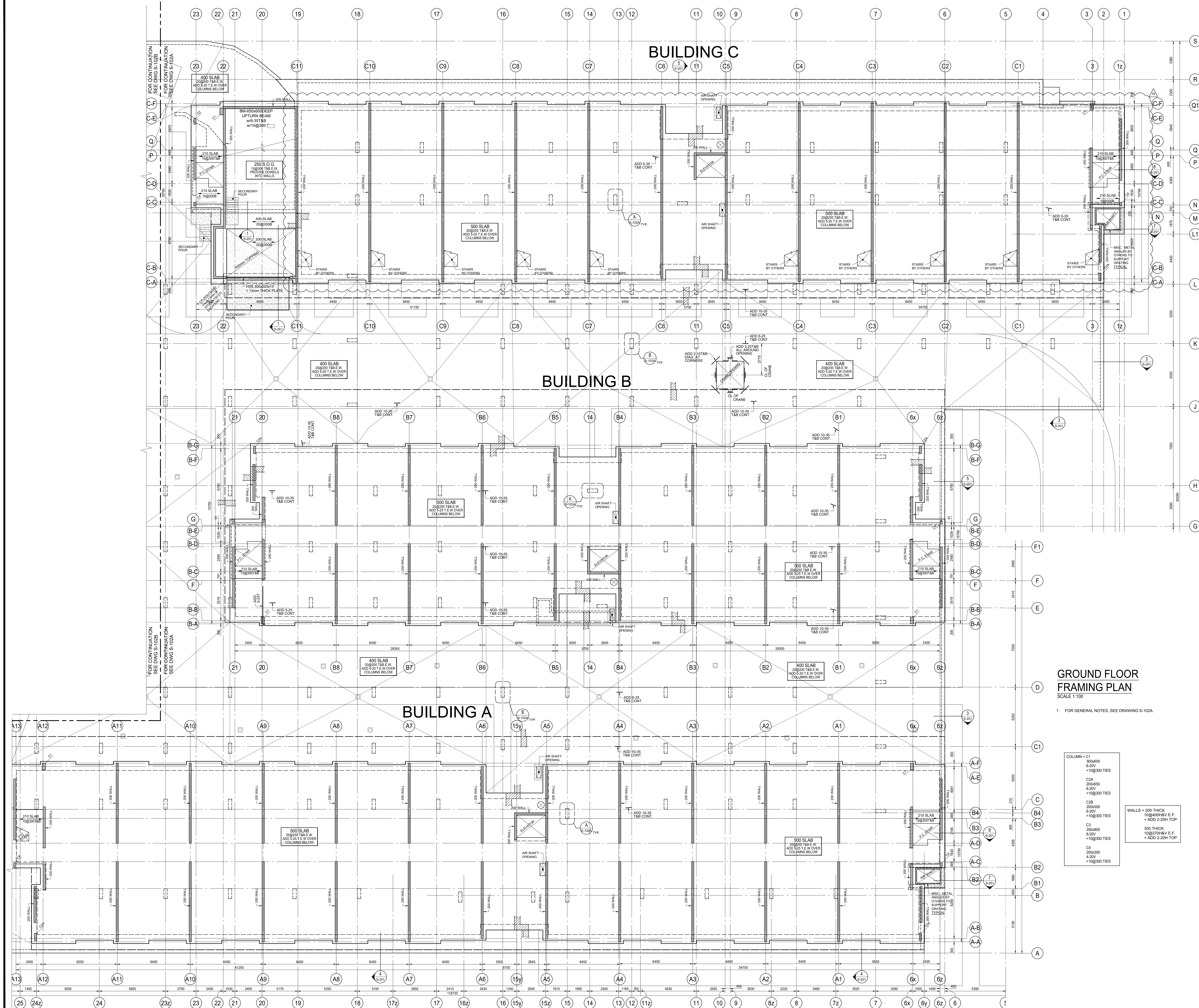


Date Plotted: Jun 01 2021

Drawn By: ND Scale: 1 : 100

Checked By: JW Revision Number:

Job No: 19066 Sheet No: S-102A



| ISSUES |            |                                        |
|--------|------------|----------------------------------------|
| No.    | DATE       | DESCRIPTION                            |
| 1.     | 2019-08-02 | ISSUED FOR TENDER                      |
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| REVISIONS                                                                                                                                  |      |             |
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| No.                                                                                                                                        | DATE | DESCRIPTION |
| CONTRACTOR MUST VERIFY ALL DIMENSIONS AND BE RESPONSIBLE FOR SAME REPORTING ANY DISCREPANCIES TO THE ARCHITECT BEFORE COMMENCING THE WORK. |      |             |
| PRINTS ARE NOT TO BE SCALED.                                                                                                               |      |             |

**GROUND FLOOR  
FRAMING PLAN**  
SCALE 1:100

1. FOR GENERAL NOTES, SEE DRAWING S-102A.

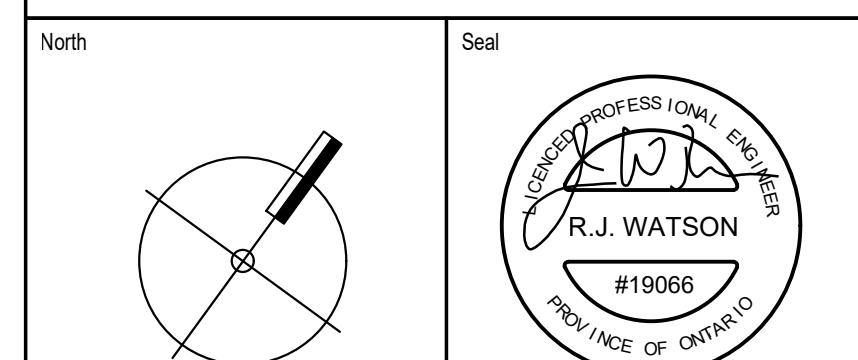
|              |         |
|--------------|---------|
| COLUMN - C1  | 300x600 |
| 6-20V        |         |
| +10@300 TIES |         |
| C2A          | 200x650 |
| 6-20V        |         |
| +10@300 TIES |         |
| C2B          | 200x500 |
| 6-20V        |         |
| +10@300 TIES |         |
| C3           | 250x800 |
| 8-20V        |         |
| +10@300 TIES |         |
| C4           | 200x300 |
| 4-20V        |         |
| +10@300 TIES |         |

WALLS = 200 THICK  
10@400H&V E.F.  
+ ADD 2-20H TOP  
300 THICK  
10@270H&V E.F.  
+ ADD 2-20H TOP

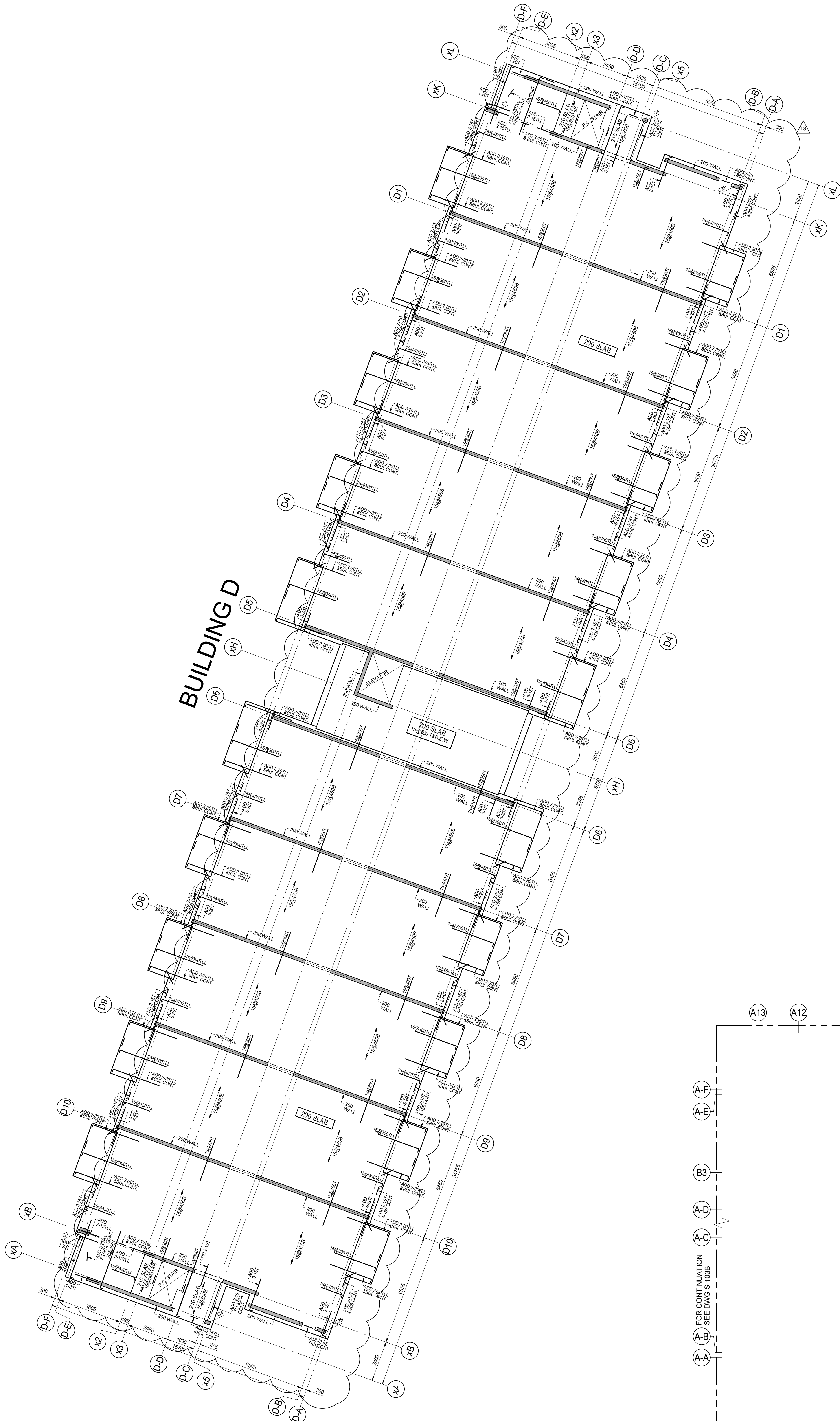


Job Title:  
**FORETSIDE TOWNHOUSES**  
TORONTO, ONTARIO

Sheet Title:  
**1ST FLOOR  
BUILDINGS A, B, & C**



|               |       |                  |
|---------------|-------|------------------|
| Date Plotted: | Date: | Jun 01 2021      |
| Drawn By:     | ND    | Scale: 1 : 100   |
| Checked By:   | JW    | Revision Number: |
| Job No:       | 19066 | Sheet No: S-102B |



FOR CONTINUATION  
SEE DWG S-103B

FOR CONTINUATION  
SEE DWG S-103B

## 2ND FLOOR FRAMING PLAN

SCALE 1:100

- TOP OF ROUGH SLAB IS 0.0mm BELOW FINISHED FLOOR (DATUM EL. XXX.XXX) EXCEPT AS CROSSED AND NOTED ON PLAN.
- CONCRETE STRENGTH AT 28 DAYS SHALL BE AS FOLLOWS:  
FOR WALLS AND COLUMNS ..... 25 MPa  
FOR SLABS ..... 25 MPa
- CONCRETE STRENGTH EXPOSED TO WEATHER SHALL BE MIN 30 MPa WITH 6% TO 8% ENTRAINED AIR.
- MINIMUM YIELD STRESS FOR REINFORCING STEEL SHALL BE 400 MPa.
- TEMPERATURE REINFORCING:  
200 SLAB IS 15@450  
210 SLAB IS 10@250
- NO OPENINGS LARGER THAN 300mm x 300mm ARE ALLOWED IN SLAB OTHER THAN THOSE SHOWN ON STRUCTURAL DRAWINGS.
- SEE GENERAL NOTES ON DRAWING S-001.
- SEE TYPICAL DETAILS DETAILS ON S-000 SERIES DRAWINGS.
- SEE COLUMN & WALL SCHEDULE ON THIS DRAWING.
- COORDINATE HEADER BEAM DEPTH AT DOOR OPENINGS WITH ARCHITECTURAL DRAWINGS.
- EXTEND TEMPERATURE REINFORCING TO END OF BALCONIES / OVERHANGS.
- TOP BARS TERMINATING AT EDGE OF SLAB TO HAVE 180 HOOK.
- REFER TO ARCHITECTURAL DRAWINGS FOR SLAB ELEVATIONS, SLOPES AND STEPS IN SLAB AND SLAB DEPRESSIONS.
- SEE ARCHITECTURAL DRAWINGS FOR EXACT SIZE, LOCATION AND EXTENT OF CURBS. SEE TYPICAL DETAILS FOR REINFORCING.
- BPL1 - 150x10x150 DENDOTES ELEVATOR DIVIDER BEAM BASE PLATE WITH 2x19mm@ NELSON STUD x 150LG. EACH END.

COLUMN = C1  
300x400  
6-20V  
+10@300 TIES  
C2A  
200x450  
6-20V  
+10@300 TIES  
C2B  
200x400  
6-20V  
+10@300 TIES  
C3  
250x400  
8-20V  
+10@300 TIES  
C4  
200x300  
4-20V  
+10@300 TIES

WALLS = 200 THICK  
10@400H&V E.F.  
+ ADD 2-20H TOP  
300 THICK  
10@270H&V E.F.  
+ ADD 2-20H TOP

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## REVISIONS

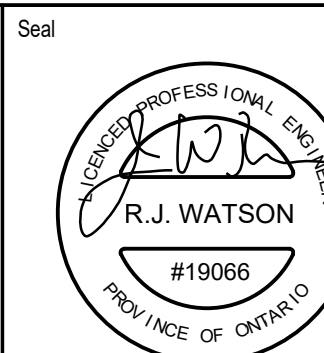
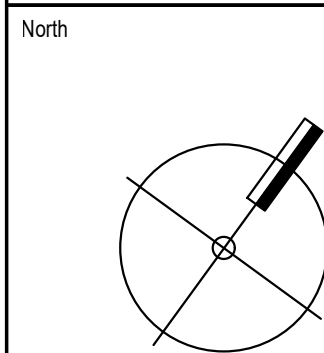
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Job Title:  
**FORETSIDE TOWNHOUSES**  
TORONTO, ONTARIO

Sheet Title:  
**2ND FLOOR  
BUILDING D**

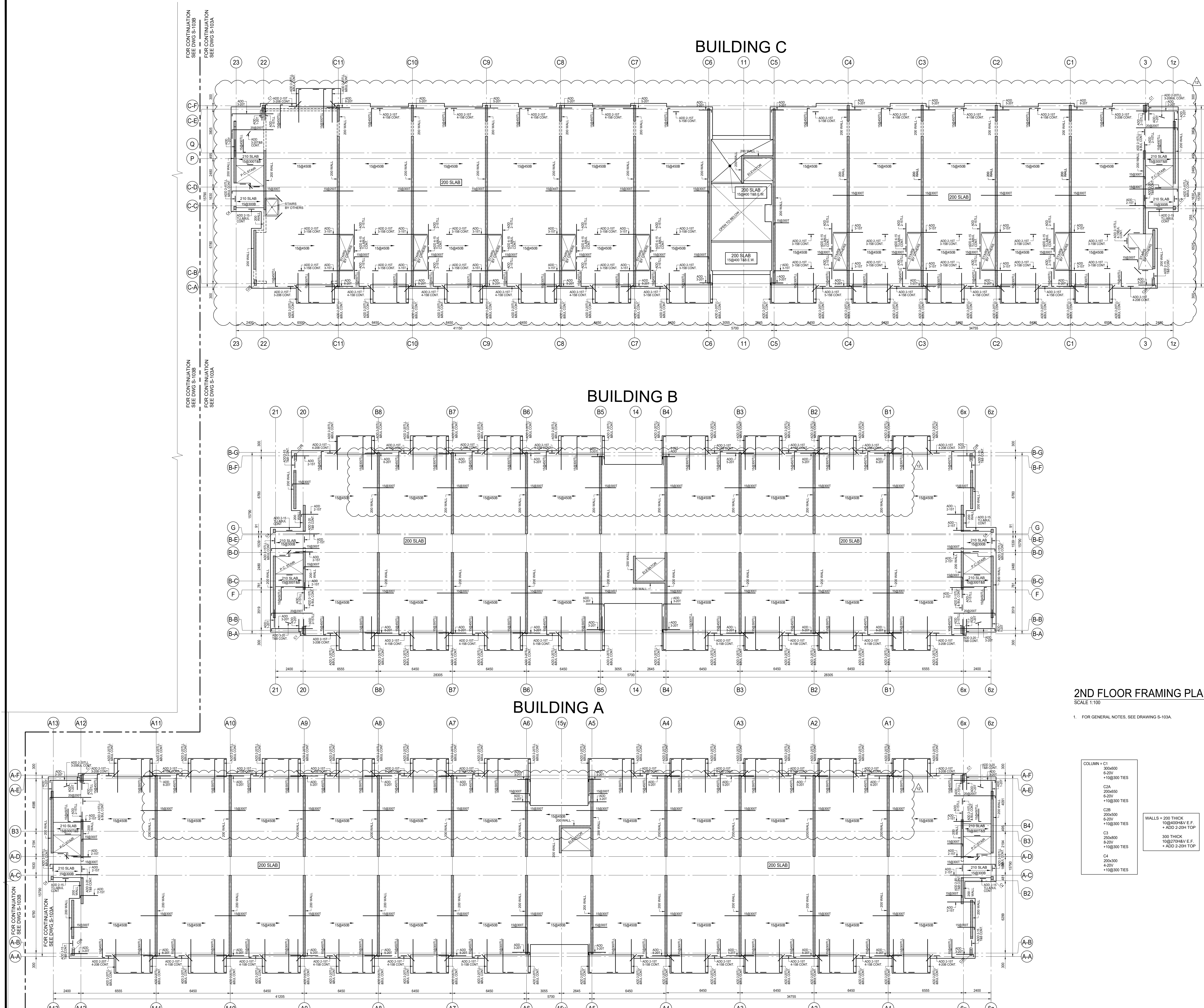


Date Plotted: Jun 01 2021

Drawn By: ND Scale: 1 : 100

Checked By: JW Revision Number:

Job No: 19066 Sheet No: S-103A



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| REVISIONS                                                                                                                                  |      |             |
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2ND FLOOR FRAMING PLAN  
SCALE 1:100

1. FOR GENERAL NOTES, SEE DRAWING S-103A.

| COLUMN - C1 |       |
|-------------|-------|
| 300x600     | 6-20V |
| 10@300 TIES |       |
| C2A         |       |
| 200x650     | 6-20V |
| 10@300 TIES |       |
| C2B         |       |
| 200x500     | 6-20V |
| 10@300 TIES |       |
| C3          |       |
| 250x800     | 8-20V |
| 10@300 TIES |       |
| C4          |       |
| 200x300     | 4-20V |
| 10@300 TIES |       |

WALLS = 200 THICK  
10@400H&V E.F.  
+ ADD 2-20H TOP

300 THICK  
10@270H&V E.F.  
+ ADD 2-20H TOP

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Job Title:

FORETSIDE TOWNHOUSES  
TORONTO, ONTARIO

Sheet Title:

2ND FLOOR  
BUILDINGS A, B, & C

North

Date Plotted:

Jun 01 2021

Drawn By:

ND

Checked By:

JW

Job No.:

19066

Scale:

1 : 100

Revision Number:

Sheet No.:

S-103B