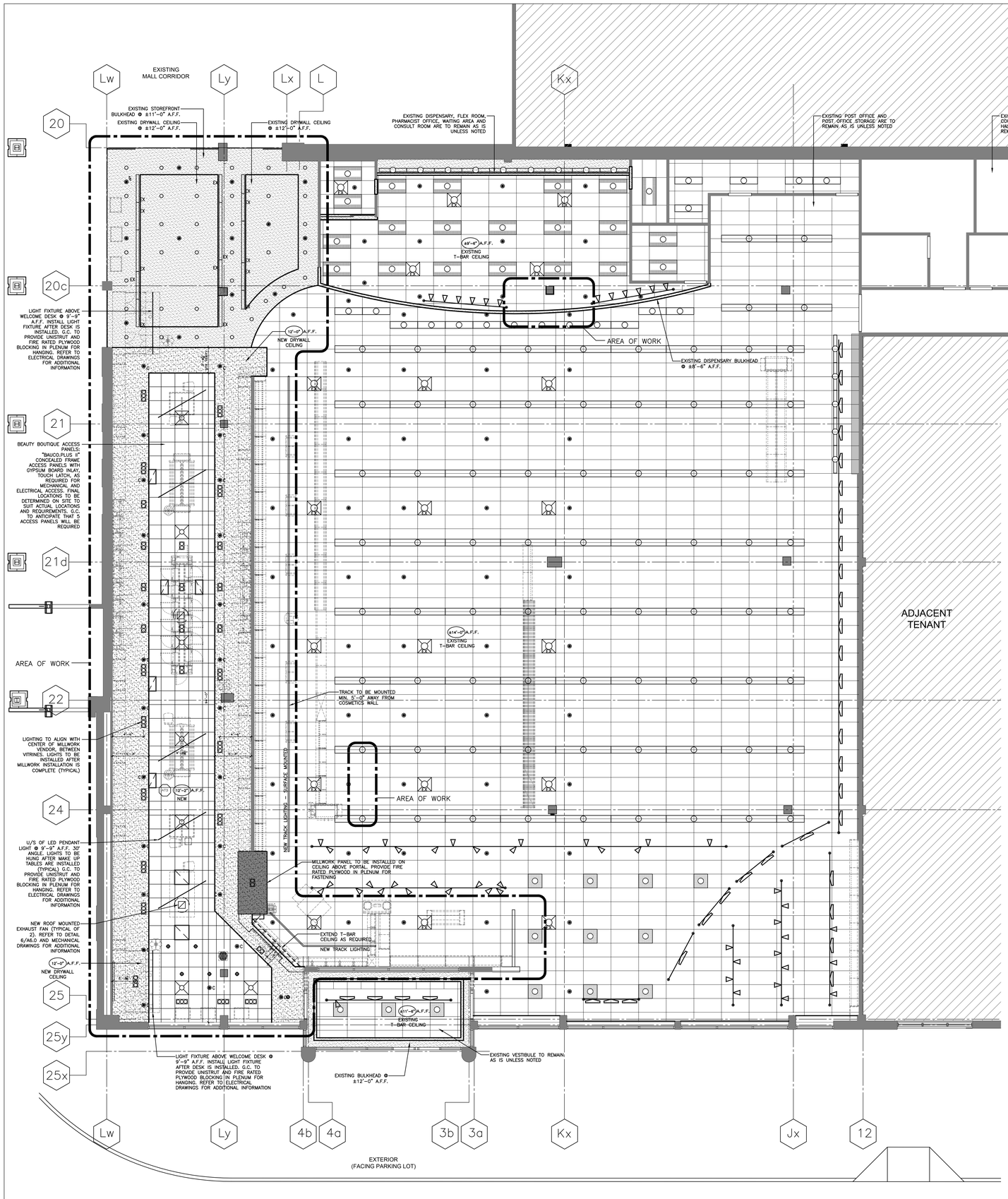

1 PROPOSED REFLECTED CEILING PLAN
3/16" = 1'-0"

NOTE:
DEMOLITION AND NEW CONSTRUCTION IN THE EXISTING SDM SPACE IS TO BE COMPLETED IN PHASES.
G.C. TO DETERMINE PHASING OF PROJECT AND IS TO INCLUDE COST OF PHASING, HOARDING AND ALL ASSOCIATED WORK IN BID.
G.C. TO PROVIDE A PHASING PLAN AND SCHEDULE FOR SDM REVIEW AND APPROVAL.

REFER TO DEMOLITION AND CONSTRUCTION NOTES ON DRAWING A9.2 FOR ADDITIONAL INFORMATION

REFER TO THE LANDLORD'S REVIEW OF THE TENANT DRAWINGS AND LANDLORD'S DOCUMENTATION IN FOR ADDITIONAL INFORMATION

NOTE:
G.C. TO VERIFY WITH SDM PRIOR TO REMOVAL WHICH FIXTURES, MILLWORK, EQUIPMENT, ETC. IS TO BE SALVAGED AND/OR REUSED ON SITE

G.C. TO VERIFY WITH SDM WHICH FIXTURES, MILLWORK, EQUIPMENT, ETC. IS TO BE RETURNED TO SDM

NOTE:
ALL CONSTRUCTION TO BE COMPLETED IN PHASES. G.C. TO COORDINATE CONSTRUCTION PHASING WITH SDM.

ALL OVERHEAD WORK, NOISY WORK AND DIRTY WORK MUST BE COMPLETED AT NIGHT.

ANY DAYTIME WORK AREAS MUST BE PHYSICALLY SEPARATED FROM THE PUBLIC.

ALL FLOORING WORK, CEILING WORK AND FIXTURE REMOVAL/ INSTALL WILL BE PERFORMED IN PHASES.

REFER TO DRAWING A1.3 AND A9.2 FOR WALL SCHEDULE AND CONSTRUCTION NOTES

LANDLORD'S MANDATORY CONTRACTORS: WITHOUT ANY EXCEPTIONS, THE COMPANIES AND TRADES LISTED IN THE RULES AND REGULATIONS MUST BE USED IN THEIR FIELDS WHERE CONSTRUCTION INTERFACES WITH BASE BUILDING SYSTEMS

CEILING LEGEND

- EXISTING SUPPLY AIR DIFFUSERS AND RETURN AIR GRILLES TO BE REMOVED. REFER TO MECHANICAL DRAWINGS
- NEW SUPPLY AIR DIFFUSERS AND RETURN AIR GRILLES. REFER TO MECHANICAL DRAWINGS
- EXISTING SPRINKLER HEADS TO BE REMOVED. REFER TO MECHANICAL DRAWINGS
- NDH SPRINKLER HEADS. REFER TO MECHANICAL DRAWINGS
- EXISTING LIGHTS TO BE REMOVED. REFER TO ELECTRICAL DRAWINGS
- AT1 AT2 NEW/ RELOCATED SALES AREA LIGHT FIXTURES. REFER TO ELECTRICAL DRAWINGS
- NEW SALES AREA LIGHT FIXTURES. REFER TO ELECTRICAL DRAWINGS
- NEW COSMETICS TRACK LIGHTS. REFER TO ELECTRICAL DRAWINGS
- NEW BEAUTY BOUTIQUE QUAD LIGHTS. REFER TO ELECTRICAL DRAWINGS
- NEW PENDANT LIGHT ABOVE MAKE UP TABLES. REFER TO ELECTRICAL DRAWINGS
- ACCESS PANEL SPECIFICATION: "BAUCO.PLUS II" CONCEALED FRAME ACCESS PANELS WITH GYPSUM BOARD INLAY, TOUCH LATCH, AT EACH HVAC UNIT AS REQUIRED FOR OTHER MECHANICAL AND ELECTRICAL ACCESS. FINAL LOCATIONS TO BE DETERMINED ON SITE TO SUIT ACTUAL LOCATIONS AND REQUIREMENTS. G.C. TO ANTICIPATE THAT 5 ACCESS PANELS WILL BE REQUIRED

- GYPSUM BOARD CEILING OR BULKHEAD. PAINT FINISH
- AT1: 2'x4' ACOUSTIC TILE AND GRID CEILING.
- AT3: 2'x2' ACOUSTIC TILE AND GRID CEILING.
- 0'-0" A.F.F. CEILING FINISH : CEILING ELEVATION MARKERS

CEILING CONSTRUCTION NOTES:

REFER TO THE DEMOLITION NOTES AND CONSTRUCTION NOTES ON DRAWING A9.2 FOR ADDITIONAL INFORMATION/ INSTRUCTIONS.

1. G.C. TO MAKE GOOD ALL AFFECTED/ DAMAGED AREAS (TYPICAL).
2. EXISTING DRYWALL CEILING, T-BAR CEILING, AND LIGHTS TO BE DEMOLISHED AS NOTED.
3. EXISTING SPRINKLER HEADS TO BE REMOVED. REFER TO MECHANICAL DRAWINGS FOR ADDITIONAL INFORMATION.
4. EXISTING HVAC TO BE REMOVED/ RELOCATED. REFER TO MECHANICAL DRAWINGS FOR ADDITIONAL INFORMATION.
5. ALL EXISTING CEILING T-BAR GRID THAT IS TO REMAIN IS TO BE CLEANED. EXISTING T-BAR TO BE REPAIRED AND TOUCHED UP WITH PAINT AS REQUIRED.
6. EXISTING DAMAGED CEILING TILES IN T-BAR CEILING THAT IS TO REMAIN ARE TO BE REMOVED AND REPLACED. G.C. TO ANTICIPATE THAT 30% OF THE EXISTING CEILING TILES WILL NEED TO BE REPLACED. G.C. TO REPLACE ANY DAMAGED T-BAR GRID DUE TO DEMOLITION.
7. BEAUTY BOUTIQUE CEILING TO BE DRYWALL BULKHEADS, DRYWALL CEILINGS AND T-BAR CEILING WITH ACCESS PANELS. G.C. TO PROVIDE STAMPED SHOP DRAWINGS WITH CEILING CONSTRUCTION DETAILS.
8. ANY DAYTIME WORK AREAS MUST BE PHYSICALLY SEPARATED FROM THE PUBLIC.
9. ALL EXISTING LIGHTS THAT ARE TO REMAIN ARE TO BE CLEANED AND RE-LAMPED BY G.C. NEW BALLAST BY OTHERS.
10. ALL CONSTRUCTION TO BE COMPLETED IN PHASES. G.C. TO COORDINATE CONSTRUCTION PHASING WITH SDM.
11. ALL OVERHEAD WORK AND ALL DIRTY WORK MUST BE COMPLETED AT NIGHT.
12. RESERVED.
13. ALL FLOORING WORK, CEILING WORK AND FIXTURE REMOVAL/INSTALL WILL BE PERFORMED IN PHASES.
14. ALL EXISTING DUCTWORK, SUPPLY AND RETURN DIFFUSERS, ETC. THAT ARE TO REMAIN ARE TO BE CLEANED.
15. REFER TO FIRE PROTECTION PLAN FOR LAYOUT AND TYPE OF SPRINKLERS.
16. REFER TO ELECTRICAL DRAWINGS FOR LAYOUT AND TYPE OF LIGHT FIXTURES, EMERGENCY EXIT SIGNS, EXIT LIGHTS, ETC.
17. REFER TO MECHANICAL DRAWINGS FOR LAYOUT AND TYPE OF SUPPLY AND RETURN AIR DIFFUSERS, GRILLES, ETC.
18. G.C. TO PROVIDE STEEL STUD FRAMING SHOP DRAWINGS. DRAWINGS TO INCLUDE DRYWALL CEILING, SEISMIC BRACING BULKHEAD DETAILS, ETC. DRAWINGS TO BE SIGNED AND SEALED BY A PROFESSIONAL ENGINEER LICENSED IN THE PROVINCE OF ONTARIO.
19. FINAL LOCATIONS OF ACCESS PANELS TO BE SITE VERIFIED.
20. ALL VISIBLE METAL STUDS AND UNISTRUT TO BE PAINTED BLACK.
21. ALL WALL AND CEILING FINISHES SHALL POSSESS A FLAME SPREAD RATING NOT EXCEEDING 150.
22. ENSURE THAT ACCESS IS MAINTAINED TO ALL MECHANICAL AND ELECTRICAL SERVICES AND EQUIPMENT. PROVIDE SUITABLE ACCESS PANELS AS REQUIRED TO PROPERLY MAINTAIN OR REPAIR SUCH SERVICES AND EQUIPMENT.
23. ALL WORK AND MATERIALS SHALL CONFORM TO THE BUILDING CODES OF AUTHORITIES HAVING JURISDICTION.
24. ALL PENETRATIONS THROUGH WALLS, FLOOR, ETC. REQUIRED TO MAINTAIN A FIRE RESISTANT RATING MUST BE SMOKE TIGHT AND SEALED ACCORDINGLY.
25. DO NOT PAINT OVER OR OTHERWISE COVER UP FIRE EVACUATION SPEAKERS.
26. NEW CONSTRUCTION TO COMPLY WITH OBC 3.1.5. NON-COMBUSTIBLE CONSTRUCTION.
27. CEILING SUPPORT: UNDER NO CIRCUMSTANCES SHALL HANGERS BE ATTACHED TO ANY BASE BUILDING DECK, ROOF PANS OR LANDLORD'S EQUIPMENT. GENERAL CONTRACTOR SHALL USE ONLY STRUCTURAL CHANNELS (SUCH AS "UNISTRUT") INSTALLED BETWEEN JOISTS.
28. TENANT'S CONTRACTOR IS REQUIRED TO PROVIDE FILTER BOX TO BASE BUILDING HVAC SYSTEM DURING DEMOLITION AND CONSTRUCTION OF THE PREMISES.
29. SMOKE SEPARATION: ENSURE A VERTICAL SMOKE SEPARATION IS MAINTAINED AT THE STOREFRONT AND DEMISING WALLS ABOVE THE CEILING AND UP TO THE DECK.
30. GENERAL CONTRACTOR TO COORDINATE SUBCONTRACTORS TO INSTALL ALL SPRINKLER LINES, DUCTWORK, ETC. AS HIGH AS POSSIBLE TO ACHIEVE THE CEILING HEIGHTS NOTED ON THE ARCHITECTURAL DRAWINGS. G.C. IS TO VERIFY ON SITE THAT CEILING HEIGHTS CAN BE ACHIEVED PRIOR TO PROCEEDING WITH CONSTRUCTION.
31. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR COMPLETE DRILLING OR CORING, OPENINGS OF DEPRESSIONS IN THE FLOORS, COLUMNS, WALLS, OR ROOF OF THE STRUCTURE, WITHOUT SCANNING AND/OR X-RAYING THE FLOOR. ALL PENETRATIONS ARE TO BE SLEEVED, CAULKED, WATERPROOFED AND FIREPROOFED.
32. REMOVE ALL ITEMS NOT REUSED AND RELOCATED AT END OF PROJECT.

THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS PROVIDED BY AND IS THE PROPERTY OF DANIEL L CUSIMANO, ARCHITECT.

THE CONTRACTOR MUST VERIFY AND ACCEPT RESPONSIBILITY FOR ALL DIMENSIONS AND CONDITIONS ON SITE AND MUST NOTIFY DANIEL L CUSIMANO, ARCHITECT, OF ANY VARIATIONS FROM THE SUPPLIED INFORMATION.

THIS DRAWING IS NOT TO BE SCALED.

THE ARCHITECT IS NOT RESPONSIBLE FOR THE ACCURACY OF SURVEY, STRUCTURAL, MECHANICAL, ELECTRICAL, ETC., INFORMATION SHOWN ON THIS DRAWING. REFER TO THE APPROPRIATE CONSULTANT'S DRAWINGS BEFORE PROCEEDING WITH THE WORK.

CONSTRUCTION MUST CONFORM TO ALL APPLICABLE CODES AND REQUIREMENTS OF AUTHORITIES HAVING JURISDICTION.

THE CONTRACTOR WORKING FROM DRAWINGS NOT SPECIFICALLY MARKED "FOR CONSTRUCTION" MUST ASSUME FULL RESPONSIBILITY AND BEAR COSTS FOR ANY CORRECTIONS OR DAMAGES RESULTING FROM HIS WORK.

DRAWINGS/SPECIFICATIONS "ISSUED FOR CONSTRUCTION" ARE TO THE BEST OF OUR KNOWLEDGE AN ACCURATE REPRESENTATION OF DOCUMENTED REVISIONS. IN THE CASE OF ANY DISCREPANCY, OMISSION OR CONFLICT BETWEEN THE "ISSUED FOR CONSTRUCTION" DOCUMENTS AND THE CONTRACT DOCUMENTS, THE CONTRACTOR IS TO PROMPTLY NOTIFY THE CLIENT, ARCHITECT AND ENGINEERS.

PRINT DATE:
2025-04-02

No.	DESCRIPTION	DATE
	REVISIONS	
2	ISSUED FOR TENDER	2025-04-02
1	ISSUED FOR BUILDING PERMIT	2025-03-10
No.	DESCRIPTION	DATE
	ISSUED FOR	

CUSIMANO ARCHITECT
185 BRIDGELAND AVENUE, SUITE 107, TORONTO, ONTARIO M6A 1Y7
T (416)783-5151 F (416)783-2150

PROJECT:
ALTERATIONS TO EXISTING RETAIL BUILDING
SHOPPERS DRUG MART #830
FAIRVIEW MALL
1800 SHEPPARD AVENUE EAST, UNIT 2075
TORONTO, ONTARIO

DATE:	DWN. BY:	CHK'D. BY:
FEBRUARY 2025	SM	DLC

DRAWING TITLE:
PROPOSED REFLECTED CEILING PLAN

SCALE: 3/16" = 1'-0"
PROJ. NO.: 2025-830
DRAWING No.: A3.2