



NORBERRY GLENLEE COMMUNITY CENTRE

EXPANSION 26 MOLGAT AVENUE, WINNIPEG, MB

ARCHITECT
CALNITSKY ASSOCIATES ARCHITECTS

STRUCTURAL ENGINEERS
TOWER ENGINEERING GROUP INC.

MECHANICAL ENGINEERS
TOWER ENGINEERING GROUP INC.

ELECTRICAL ENGINEERS
TOWER ENGINEERING GROUP INC.

CIVIL ENGINEER
MEC CONSULTING

UNIVERSAL DESIGN CONSULTANT
PARA (PROGRESSIVE ACCESSIBILITY
RE-FORM ASSOCIATES)

LIST OF DRAWINGS
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Civil

C-1.0 CIVIL SITE AND GRADING PLAN

GENERAL NOTES

CONTRACTOR SHALL COORDINATE LOCATIONS AND DURATION OF TEMPORARY CONSTRUCTION BARRIERS WITH CONTRACT ADMINISTRATOR.
CONTRACTOR SHALL FAMILIARIZE THEMSELVES WITH EXISTING CONDITIONS PRIOR TO CONSTRUCTION.

BUILDING PROJECT SIGN OFF	SIGNATURE	DATE
Norberry-Glenlee Community Centre President		
General Council of Winnipeg Community Centres Executive Director		
Planning, Property and Development Department Manager of Planning and Land Use Division		
Planning, Property and Development Department A/Manager of Civic Accommodations Division		
Planning, Property and Development Department Manager of Building Service Division		

BUILDING INFORMATION

Entire building assessed with regard to compliance to NBC 2005, Division B , Part 3.

Existing Building:

Total 936 m² (10,075 s.f.)

Addition:

Building No 1 (New Gymnasium) 487 m² (5,242 sf)
Building No 2 (Existing + Remainder addition) 1310 m² (14,001 sf)

Section 3.1 - General

Address: 26 Molgat Avenue, Winnipeg, Manitoba
Major occupancy classification (3.1.2): Group A, Division 2 - Assembly Occupancy
Building Area: 864 m² (9,298 s.f.)

Building Height: *1 storey

Building facing (number of) street(s) 1 Streets

Building is sprinklered No

Firewalls(s) = (rating and grid line location) 2 hour, grid line E & 5

Design occupant load (3.1.17): *

• *Calculation No. 1 - Based on Table 3.1.17.1. - The maximum design occupant load is 1064 persons

Major areas :-

New Gymnasium - 463m² ÷ 0.75m²/person = 617 persons

Multipurpose Room - 69m² ÷ 0.95m²/person = 72 persons.

Social Hall - 264m² ÷ 0.95m²/person = 278 persons

Skate change area - 180m² ÷ 1.85m²/person = 97 persons

• *Calculation No. 2 - The maximum design occupant load is 1050 persons. This calculation is based on exit capacities

• Both calculations are far greater than end user supplied occupant loads. The requirement of entence 3.1.17.1.(2) would then be necessary.

End user supplied maximum occupant load = 500 persons.

Section 3.2 - Building Fire Safety - Both buildings

3.2.2 - Building Size and Construction Relative to Occupancy:

Group A, Division 2 - Assembly Occupancy:

Construction article 3.2.2.25., both buildings are under 1600 m² allowed for one storey building

Non-combustible or combustible construction, singly or in combination **Non-combustible**

Floor above basement (3.2.1.4) - fire separation **Not Applicable**

Other floor assemblies - fire separation **Not Applicable**

Mezzanine assemblies - fire resistance rating **Not Applicable**

Floor assembly - fire resistance rating *note 3.1.14.2 **Not Applicable**

Roof Assembly and Load bearing beams and columns - fire resistance rating **45 Min. or non combustible construction**

3.2.3 - Spatial Separation - Both building

North wall - No limiting distance issues

South wall - No limiting distance issues

East wall - No limiting distance issues

West wall - No limiting distance issues

3.2.5 - Provisions for Fire Fighting

Access routes for fire Department vehicles, including turnaround **Yes**

Location of hydrants *

Other conditions / features ******

* Fire hydrant available within 90 m of principle entrance.

** Existing Hydrant is 70m from principal entrance

3.2.7 - Emergency Lighting

Emergency lighting is required **Yes**

Section 3.3 - Safety within Floor Areas - Both buildings

Suite separation - fire separation 3.3.1.1.(1) **Not Applicable**

Major occupancy separation (3.1.3) - fire separation **Not Applicable**

Public corridor - fire separation 3.3.1.4.(4) **Not Applicable**

Barrier-free protection (3.3.1.7) - (specify type) **Not Applicable**

Egress Doors 3.3.1.5. **Not Applicable**

Janitor's room - fire separation 3.3.1.21.(1) **Not Applicable**

Corridors serving the public 3.3.2.6. **Not Applicable**

Common laundry room(s) - fire separation **Not Applicable**

Welding and cutting room(s) - fire separation **Not Applicable**

Storage garage - fire separation 1.5-hr **Not Applicable**

Repair garage - fire separation 2-hr **Not Applicable**

Other conditions / features

Section 3.4 - Exits - Both buildings

Minimum two exits required Article 3.4.2.1. **5 (new) Exits provided**

Distance between exits - Article 3.4.2.3. *

Location of Exits - Clause 3.4.2.5.(1)(f) **30m max travel distance**

Exit capacity Sentence 3.4.3.2.(1)**

- door (width) ÷ 6.1mm = number of persons **Varies by width of door**

Exit signage (3.4.5) is required

Other conditions / features

* **At least 2 of the exits are at least half the maximum diagonal distance but not less than 9m apart from each other.**

** New Gym -914 & 1828 wide doors ÷ 6.1mm x 2 exits = maximum occupant load of 450 persons.

Lobby - 914 & 1828 wide doors ÷ 6.1mm x 2 exits = maximum occupant load of 450 persons.

Multipurpose Room - 914 wide door ÷ 6.1mm x 1 exits = maximum occupant load of 150 persons.

Section 3.5 - Vertical Transportation

Elevator shaft - fire separation **Not Applicable**

Elevator machine room - fire separation **Not Applicable**

1 Hour

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Not Applicable

Section 3.8 Barrier-Free Design

Barrier-free access provided to all main floor **Yes**

Barrier-free access to upper floor(s) by elevator **Not Applicable**

Public entrance doors equipped with power door operators **Yes**

Barrier-free washroom is provided **Yes**



**NOT TO BE USED FOR
CONSTRUCTION
(Remove when is final)**

**ISSUED FOR TENDER
MARCH 2008**