FIGURE 2

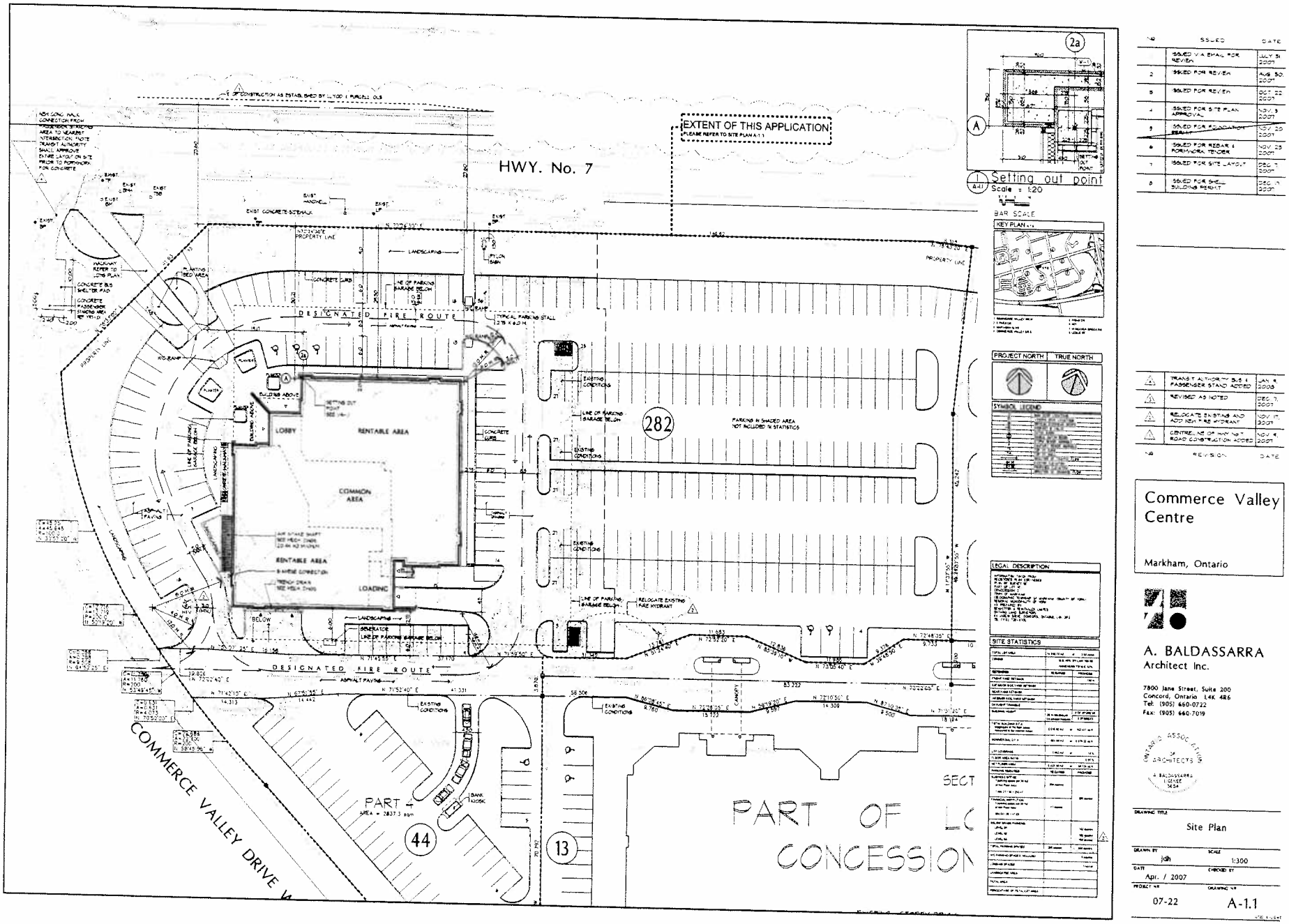
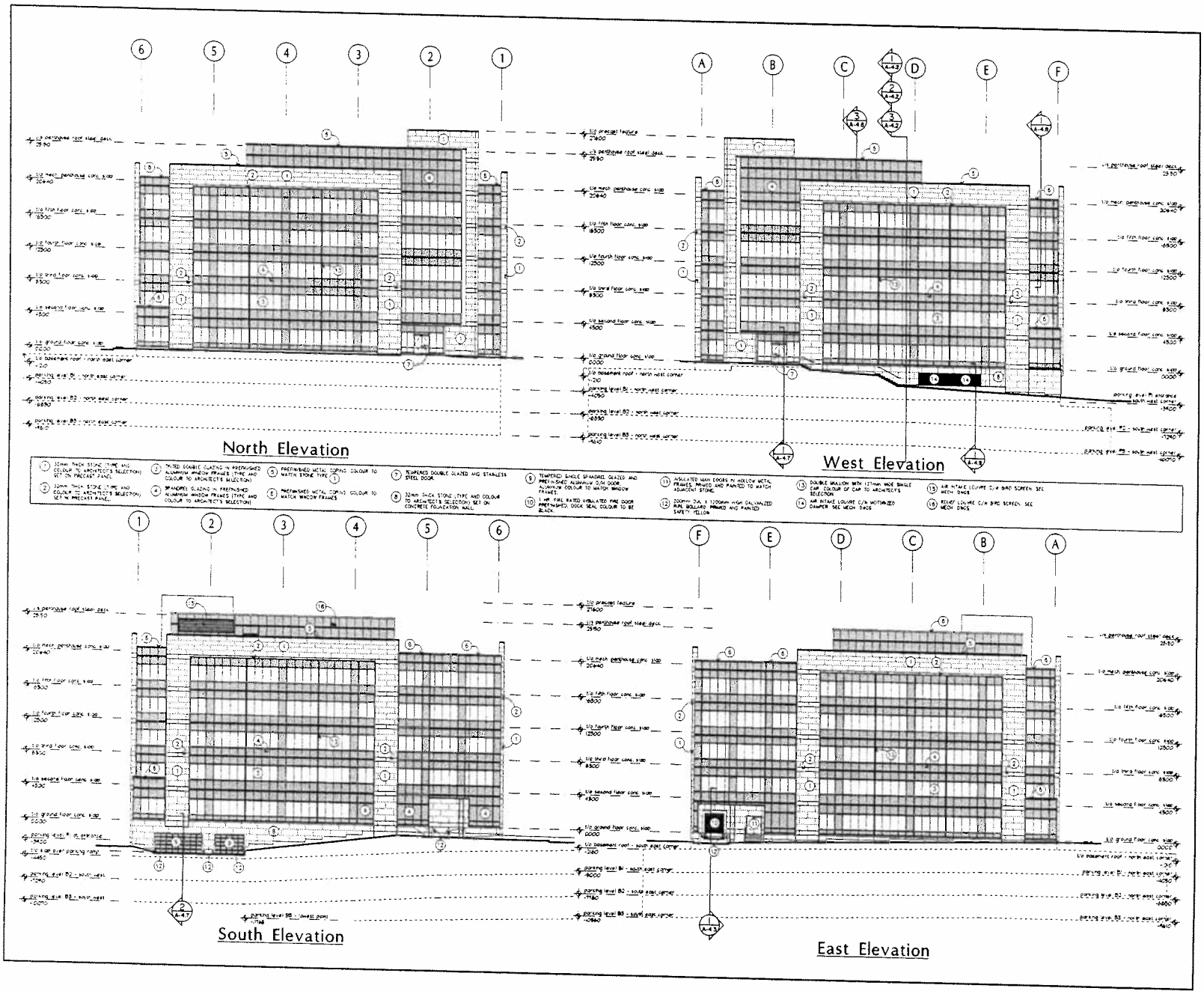

HWY. No. 7
EXTENT OF THIS APPLICATION
PLEASE REFER TO SITE PLAN A1.1
DESIGNATED FIRE ROUTE
LOBBY
RENTABLE AREA
COMMON AREA
LOADING
282
44
13
COMMERCE VALLEY DRIVE W
PART OF LC
CONCESSION
Setting out point
Scale = 1:20
KEY PLAN
PROJECT NORTH
TRUE NORTH
SYMBOL LEGEND
LEGAL DESCRIPTION
SITE STATISTICS
Commerce Valley Centre
Markham, Ontario
A. BALDASSARRA
Architect Inc.
7800 Jane Street, Suite 200
Concord, Ontario L4K 4R6
Tel: (905) 660-0722
Fax: (905) 660-7019
Site Plan
1:300
Apr. / 2007
07-22
A-1.1

FIGURE 3



NO	ISSUED	DATE
	ISSUED FOR REVIEW	AUG. 30 2007
2	ISSUED FOR SITE PLAN APPROVAL	NOV. 9 2007
3	ISSUED FOR FOUNDATION PERMIT	NOV. 20 2007
4	ISSUED FOR REBAR & FORMWORK TENDER	NOV. 23 2007
5	ISSUED FOR SITE BUILDING PERMIT	DEC. 17 2007

NO	REVISION	DATE

Commerce valley Centre

Markham, Ontario

A. BALDASSARRA
Architect Inc.

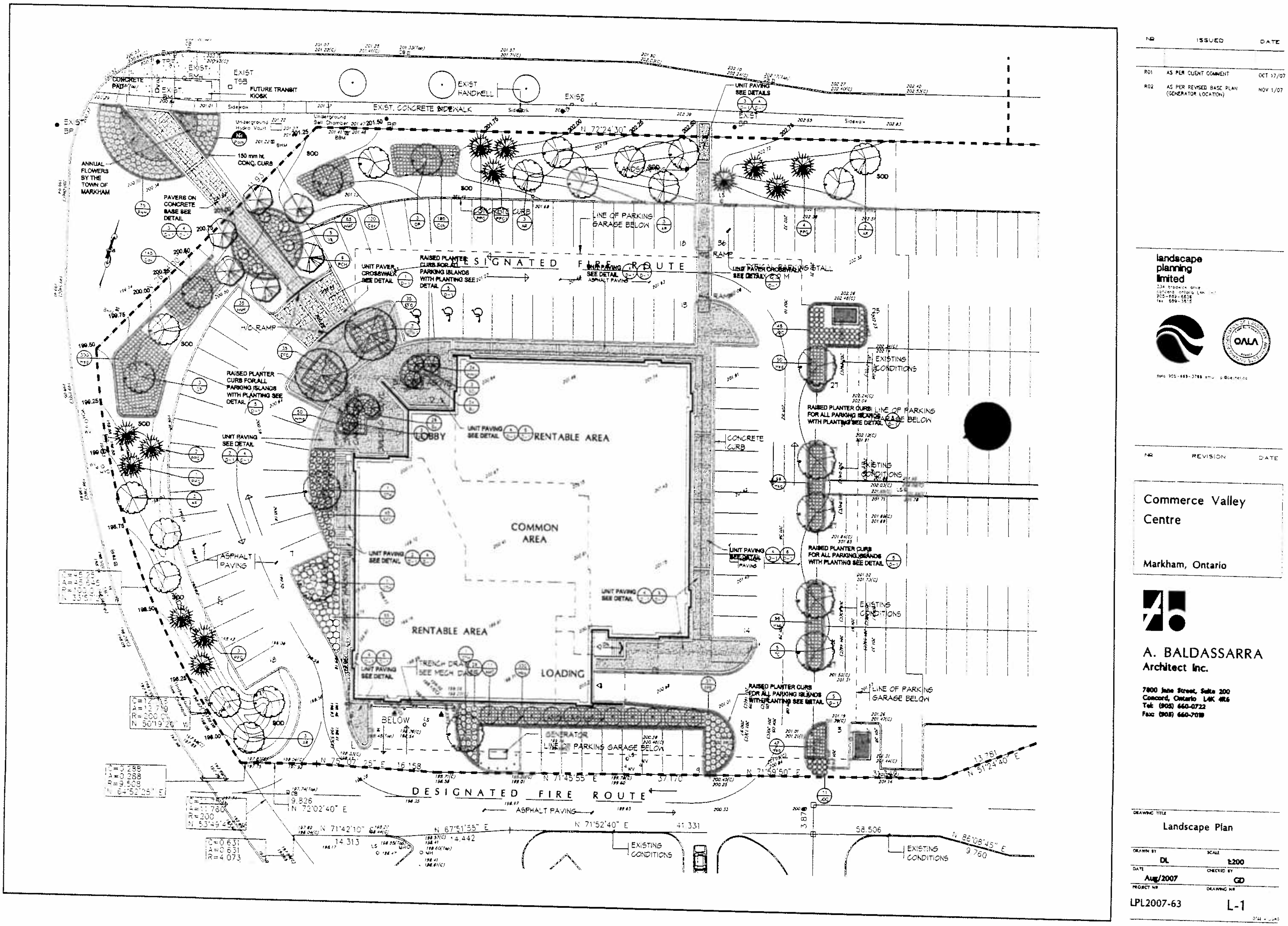
7800 Jane Street, Suite 200
Concord, Ontario L4K 4R6
Tel: (905) 660-0722
Fax: (905) 660-7019

ONTARIO ASSOCIATION OF ARCHITECTS
A. BALDASSARRA
LICENCE
3454

DRAWING TITLE
Elevations

DRAWN BY	SCALE
jdh	1:200
DATE	CHECKED BY
Aug. / 2007	
PROJECT NO	DRAWING NO
07-22	A-3.0

FIGURE 4


DESIGNATED FIRE ROUTE
RENTABLE AREA
COMMON AREA
RENTABLE AREA
LOBBY
LOADING
EXIST. CONCRETE SIDEWALK
EXIST HANDWELL
FUTURE TRANSIT KIOSK
ANNUAL FLOWERS BY THE TOWN OF MARKHAM
PAVERS ON CONCRETE BASE SEE DETAIL
150 mm ht. CONC. CURB
LINE OF PARKING GARAGE BELOW
RAISED PLANTER CURBS FOR ALL PARKING ISLANDS WITH PLANTING SEE DETAIL
UNIT PAVING SEE DETAIL
UNIT PAVER CROSSWALK SEE DETAIL
CONCRETE CURB
EXISTING CONDITIONS
ASPHALT PAVING
GENERATOR
H/C RAMP
SOD
No. ISSUED DATE
R01 AS PER CLIENT COMMENT OCT 17/07
R02 AS PER REVISED BASE PLAN (GENERATOR LOCATION) NOV 1/07
landscape planning limited
No. REVISION DATE
Commerce Valley Centre
Markham, Ontario
A. BALDASSARRA Architect Inc.
7800 Jane Street, Suite 200
Concord, Ontario L4K 4R6
Tel: (905) 660-0722
Fax: (905) 660-7019
DRAWING TITLE
Landscape Plan
DRAWN BY DL
SCALE 1:200
DATE Aug/2007
CHECKED BY GD
PROJECT No. LPL2007-63
DRAWING No. L-1

APPENDIX A

Metrus PROPERTIES

30 Floral Parkway
Concord, Ontario
L4K 4R1
Tel: (905) 669-9714
Tor: (416) 798-7173
Fax: (905) 669-3733

Town of Markham
101 Town Centre Boulevard
Markham, ON
L3R 9W3

December 3, 2007

Attention: Geoff Day

Dear Mr. Day,

Re: Le Parc Office Tower Two Inc.
220 Commerce Valley Drive West
File SC 07 127439

The following is a breakdown of the architectural, mechanical, and electrical elements that have been incorporated into the current design of the proposed building and to be considered for LEED recognition:

Architectural

1. Some areas of the site will have permeable pavers
2. Using a complete white roof at top of building
3. Utilizing recycled concrete for a stone base in the parking area
4. Collecting water from the roof and utilizing it for irrigation

Mechanical

1. All contaminated air is run through a heat recovery unit where the heat and cold is reclaimed and passed into the make-up air stream
2. Heating and air conditioning is achieved utilizing a hydrolic heat pump system known to be one of the most energy efficient for this type of application
3. The boiler is gas fired atmospheric with the highest efficiency of 82% available for this type
4. Fresh air requirements exceed LEED requirements since all the air is reclaimed at 95% efficiency. This allows for all future expected increased occupancies. It will also provide proper flushing of the building prior to occupancy
5. The building meets ASHRA thermal comfort conditions
6. All washroom fixtures are low flush no-touch electronic type
7. The building will be completely automatic, controlled and run by the latest up to date building automation system. It will control the building energy usage and keep it to the absolute minimum. The system also monitors the operation of all mechanical equipment to record and warn of possible failures and maintain maintenance records.
8. The cooling tower water is treated using the latest in chemical free technology
9. Tower fans use variable frequency drives to reduce HP and airflow when required

Electrical

1. Exterior Lighting
    a. All exterior lighting fixtures are full cut off type
    b. Exterior lighting designed as per IES recommendations for allowable intensity (FC)
    c. All exterior light fixtures are equipped with high factor ballasts
    d. Exterior lighting will be controlled by photocell and has been designed to allow reduction of lighting to security level

2. Interior Lighting
    a. Interior fluorescent lamps are T8 with environmental friendly extra low mercury and high lumen per watt
    b. Ballasts of fluorescent fixtures are high efficiency electronic type rapid start
    c. Controls have been provided to lower lighting levels after normal office hours
    d. Lighting controls are automatic and programmable
    e. Occupancy sensors have been provided in common rooms to control room lighting

3. Distribution System
    a. Transformers are energy efficient and comply with CSA C802.

Should you have any questions or require additional information, please contact me.

Yours very truly,
METRUS PROPERTIES

Nick Gougoulias, MCIP, RPP

cc. Robert DeGasperis, Metrus Properties
Attilio Pozzebon, Metrus Construction
Tony Baldassarra, A.Baldassarra Architect