

November 14, 2024

BYTEK VW Expansion Project
1325 St. Laurent Blvd.
Ottawa, Ontario
Our Ref: 2301

Addendum N° 3

GENERAL

- 1.1 Provide \$200,000 contingency allowance.
- 1.2 General contractors to provide logistics planning (sketch and description) as part of tender submission for use of site, traffic flow and facilities during construction. Following areas shall be considered when creating the **sequencing and methodology** of the logistical planning:
 - 1.2.1 Front entrance into the Showroom on the North side to remain open and functional.
 - 1.2.2 Maintain fire truck access.
 - 1.2.3 Access from St. Laurent Boulevard to Triole Street on the East side to remain open and accessible by public.
 - 1.2.4 Parking spots at North side perimeter to remain open and will have vehicles parking being used.
 - 1.2.5 Alternate parts delivery access relocation to be coordinated with Owner.
 - 1.2.6 Location of construction material storage.
 - 1.2.7 Location of site trailer.
 - 1.2.8 Location of waste collection for construction and for facility (if current path altered).
 - 1.2.9 Parts department in the Basements to remain functional. If any downtime is required, provide a timeframe/sequence of events for proper planning.
 - 1.2.10 Location of safety fencing and overhead protection for public.
 - 1.2.11 Showroom and part of Sales to remain functional. If any downtime is required, provide a timeframe/sequence of events for proper planning.
 - 1.2.12 Access to Shop and Bodyshop to be maintained. They will remain open and functional for duration of construction. If any disruptions required, provide a timeframe/sequence of events for proper planning.

- 1.2.13 Mezzanine to remain functioning as long as possible. Removal to be coordinated with Owner. If any downtime is required, provide a timeframe/sequence of events for proper planning.
- 1.2.14 All required safety exiting to be maintained (fire safety/code) and coordinated with Owner (facility functionality). Will this change throughout various construction phasing.
- 1.2.15 Identify any long lead items and how this can impact the schedule.
- 1.2.16 Contractor that will be awarded this Project will have access to 1303 Michael Street parking lot. Provide the anticipated amount of space that will be required in parking lot (if needed) and ideal location on the site.

ARCHITECTURAL

- 1.3 Existing partitions in front of electrical panels in basement will be removed.
Replacement partitions and/or doors will be provided in conjunction with designs provided by Electrical consultant.
- 1.4 Reference drawings A-201, Elevations
 - 1.4.1 All existing EIFS to be repaired as required with EIFS system to match existing.
 - 1.4.2 All EIFS surfaces to be repainted with purpose made coating to match VW Arctic White.
- 1.5 Reference drawings A-201, Elevations and E-2
 - 1.5.1 All ACM VW White frames to be supplied and installed by Sobotec.
 - 1.5.2 All panel profile details and required lighting to be manufactured to VW Standards and Specifications.
 - 1.5.3 Coordinate installation of all VW signage mounted onto ACM Panels.
- 1.6 Reference drawings A-102, Ground Floor Plan and E-2
Provide power to interior welcome wall signage as per standard VW Details.
- 1.7 Reference drawings A-001, Site Plan
 - 1.7.1 No Asphalt repair /replacement required.
 - 1.7.2 Extent of asphalt repair to be determined by Owner following completion of construction. Care to be taken in protecting the asphalt in area not in contract that are adjacent to work in contract.

- 1.8 Reference drawings A-102 Ground Floor Plan, A-201 Elevations and A-501 Door Schedule
 - 1.8.1 Remove 3 (three) existing exterior doors and frames in Shop and Body Shop
 - 1.8.2 Supply and install 3 (three) new insulated hollow metal doors and pressed steel frames, paint finish.
 - 1.8.3 Supply and install new hardware to match and replace existing.
- 1.9 Reference drawings A-501, Door Schedule.
 - 1.9.1 Replace existing power door operator at door G03 with news.
 - 1.9.2 Add new power door operator at door G03.
- 1.10 Reference drawings A-102, Ground Floor Plan and E-2
 - Supply and install 2 (two) 1.5m Big Ass circulation fans and controls in existing shop.
 - Location of fans and controls to be determined on site with electrical consultant.
- 1.11 Reference drawings A-001, Site Plan
 - 1.11.1 General contractor to remove existing chain link fence and posts as required to construct addition.
 - 1.11.1.1 Chain link fencing to be stockpiled for reuse.
 - 1.11.2 General contractor to remove existing security gate if required to construct addition.
 - 1.11.2.1 Gate to be stored for re-installation.
- 1.12 Reference drawings A-001, Site Plan
 - 1.12.1 General contractor to coordinate replacement of existing light standards.
 - 1.12.1.1 Existing pole mounted fixtures to be reinstalled.
 - 1.12.1.2 Provide 12 (twelve) clear anodized poles, height to match existing.
 - 1.12.1.3 Existing concrete bases and anchor bolts to be reused.
- 1.13 Reference drawings A-102, Ground Floor Plan
 - 1.13.1 Replace 3 (three) existing wall mounted light fixtures
 - 1.13.2 Add 1 (one) new light fixture at the South wall above entrance to the Body Shop.
 - Replacement LED wall mounted fixture, colour grey, refer to VW DCD.

SPECIFICATIONS

- 1.14 Reference Specifications, General., Add
 - 1.14.1 Provide an allowance of \$60,000 for supply and installation of door hardware which is to include the preparation of a detailed Hardware List.
- 1.15 Reference Specifications Section 08 14 16 Flush Wood Doors, Clarify.
 - 1.15.1 All flush wood doors to be paint grade.
- 1.16 Reference Specifications Section 07 42 43 Composite Aluminum Panels, Clarify
 - 1.16.1 All ACM to be provided by Sobotec. All details to conform to standard VW Standards including provision for feature lighting.
 - 1.16.2 All ACM panels to be VW Standard colour, Arctic White.
- 1.17 Reference Specifications Section 08 11 16 Aluminum Doors and Frames, Clarify
 - 1.17.1 Alternates to Kawneer components will be accepted. Refer to specifications for requirements of alternate submissions.
 - 1.17.2 Revise item 2.1.1. to read "Kawneer 1600UT Series curtain wall or approved alternate that meets or exceeds thermal, air and water performance.
 - 1.17.3 Add in intermediate horizontals to be SSG.
 - 1.17.4 Mullions to be the structural 210mm depth (not including glass / caps). Steel reinforce if necessary to meet OBC requirements.
 - 1.17.5 P.Eng stamp required with Engineers licensed in Ontario final sign off with site inspection.
 - 1.17.6 Delete item 2.2.3. (fiberglass pressure plates) and replace with 1600UT to meet the performance needed for SB-10.
 - 1.17.7 All car showroom doors shall be upgraded to Kawneer 500 Heavy Wall Doors.
- 1.18 Provide alternate price for a 3 panel bifold door at Entry Door no G01. Active door panel to be on right side with 2 inactive leaves complete with flush bolts and hook-and-eye hold open device.

STRUCTURAL

- 1.19 Clarification on existing north curtain wall steel HSS columns;
 - 1.19.1 Cut and off (E) sloping HSS and grind (E) vertical HSS smooth, to not over grind and damage existing.
- 1.20 Clarification on exterior concrete stairs;

1.20.1 Exterior concrete stairs have not been officially designed yet but for pricing purposes see following:

The intent is to have 8" concrete walls with 15M at 300 E.W. Concrete to be 35Mpa Concrete Class C-1.

Footings to be min 900x300 c.w 3-15M continuous and 15M at 300 traverse c/w hooks.

The slab at the top will be 200 thick reinforced slab with 15M at 300 E.W. c.w 2" rigid HI 40 insulation.

The stairs to have a min throat thickness of 200 mm c.w 15M at 300.

Assume the ramp will be 8" thick with 15M at 300 o.c E.W. c.w 3" of rigid HI 40 insulation.

Herring bone pattern.

ELECTRICAL

1.21 Transformer has been pre-ordered. General contractor to coordinate installation of new transformer with Hydro Ottawa.

1.22 Provide power/connections to desks, vehicles and screen/tv. Refer to A-102 and VW DCD Standards.

End of Addendum



3.7 New Vehicle Delivery Room

The handover of a new vehicle is carried out in a pleasant and relaxed atmosphere in the separate delivery area. The delivery area is located directly adjacent to the showroom and must have an area of at least 45m² (450 ft²) with a minimum clearance width of 4.70m (15 ft) as a separate, enclosed room.

Furniture consists of three seats and a table or counter from the Volkswagen furniture range at minimum. The delivery area is linked directly to the outside by a vehicle door.

The floor covering is sub-divided into the vehicle area and the seating area. The vehicle area flooring is porcelain tile in Volkswagen Grey; these are laid in line with the showroom. The lounge furniture rests on Volkswagen Havana Cherry wood-look tile. The delivery area's ceiling is designed as an acoustic drywall ceiling with a smooth surface in Signal White (RAL 9003) or a dark charcoal ceiling (RAL 7021).

Elements of the accessories shop can be included in order to increase the sales of the accessories, as well as posters and wall graphics.

For New Vehicle Delivery illumination concept refer to page 61.



Alternative A

RGB light frame suspended off white ceiling, white painted walls around vehicle area, dark grey RAL 7021 painted walls around consultation area.



Alternative B

RGB light frame suspended off dark grey ceiling RAL 7021, dark grey walls RAL 7021, open or separate consultation area.

3.8 Customer Washroom

Little things can make a big difference. A customer is likely to be much more comfortable waiting at a facility where the washrooms are clean, hygienic and nicely appointed. It involves attention to key details in the planning stages to ensure a successful result.

The Modular Concept has details that carry into the most intimate spaces. Able to accommodate all layouts, the finishes chosen need to reflect the rest of the facility.

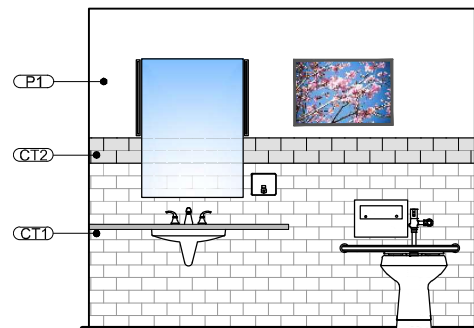
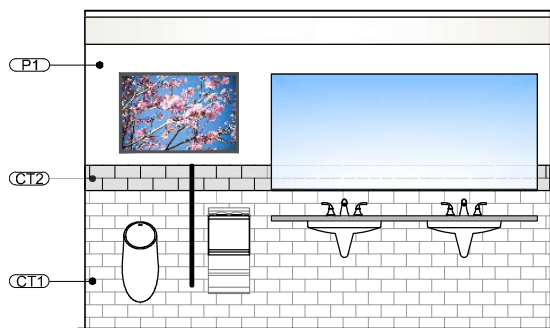
White, semi gloss, ceramic subway tiles with a grey border above dividing the white painted drywall from white tile, creates an elegant, clean, calm space for clients. The finishing touches and attention to detail highlight the brand's attention to detail in the product sold.

Stainless steel accessories in a satin finish bring a cohesive and refined, yet understated look to the space. The inclusion of graphics adds the finishing touch.

Additional elements such as auditory ambiance and air fresheners should be considered to complete the sensory experience in the Dealership.



Rimar Volkswagen Washroom



Example of typical interior washroom elevations. All details are reviewed during construction drawing reviews phase



3.9 Service Drive

The service drive is identified on the exterior with a clear entrance and is located close to the write-up and customer lounge areas. The large glass window separating the service drive through and the main showroom act as transparency for service and new customers. The area is to be clean and bright with separation from the workshop to help decrease the volume of noise and create an inviting atmosphere for the customers.

Accessory display is recommended within the service drive which takes advantage of extra space.

The service write-up may also be located in the service drive, however, this option requires approval from Volkswagen Canada.

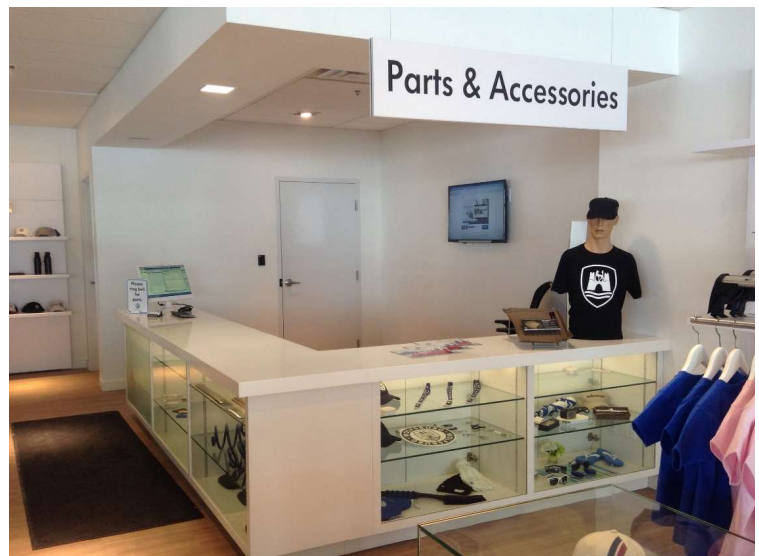
3.10 Parts

3.10.1 Parts Department

The parts department includes parts service, issue, NORA sales, night delivery, warranty parts, dangerous materials, and disposal. The size of the parts department needs to conform with pre-established PV from Volkswagen Canada

3.10.2 Retail Parts

Volkswagen Genuine Parts and Accessories are presented in the reception area with a range of elements to exhibit the items. See 3.5 Accessories/Boutique for further details.



Boisbriand Volkswagen Retail Parts

3.10.3 Parts Storage and Delivery

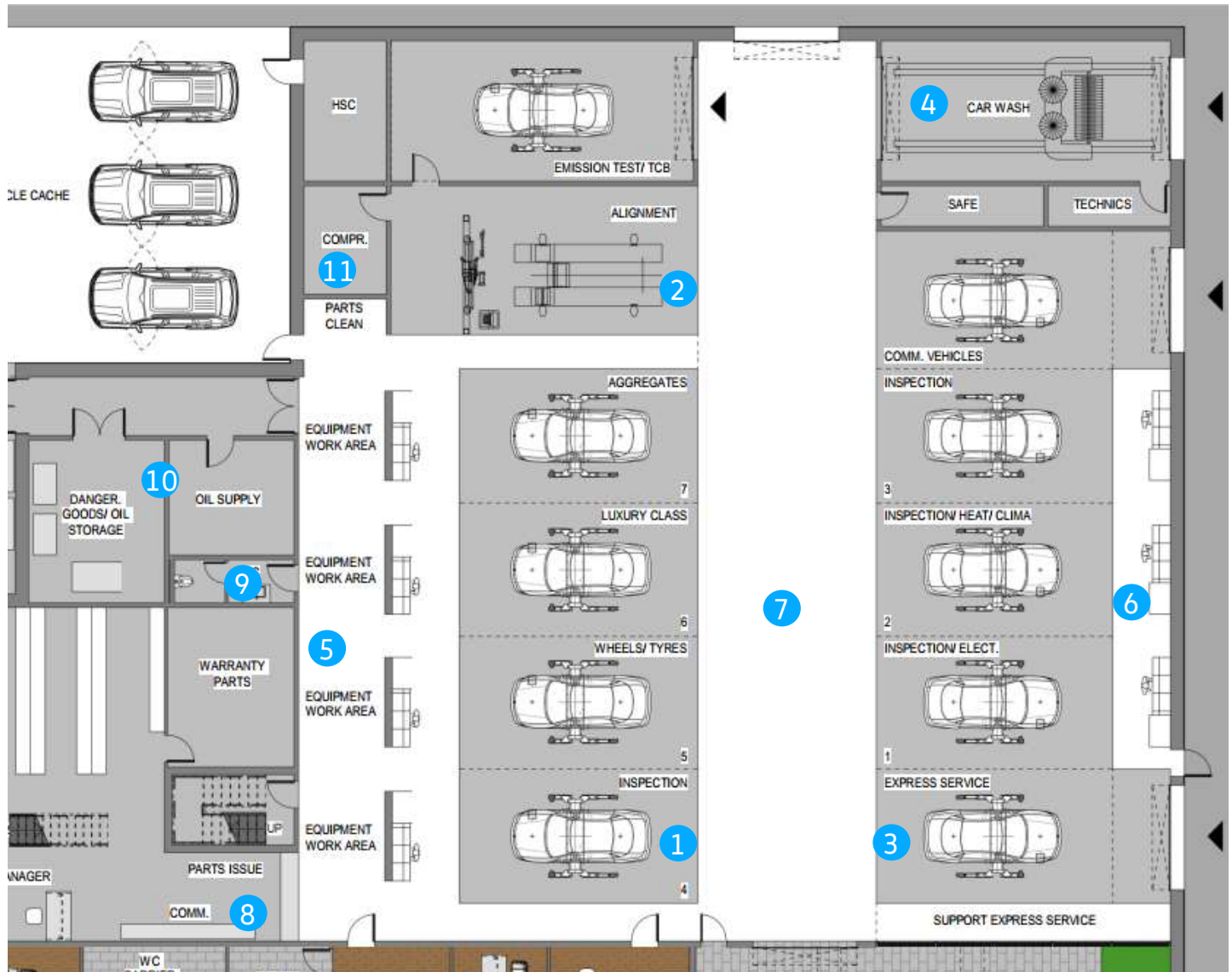
Located a short distance away from the workshop, the parts storage and delivery area consists of a separate picking zone for technicians and a small store for warranty parts. The delivery area must be able to be separated from the rest of the dealership to allow for night delivery.

Customer should NOT be able to see inside the Parts Department, as it is not intended to be a customer facing area.



3.11 Service Workshop

The service workshop is an important division of the dealership. It includes work bays for typical repairs, parts issue, disposal depot, co-ordinated competence centres, lanes, and ancillary areas. The service workshop must be accessible from the service drive, have enough circulation for cars and technicians. Service capacities are generated by Volkswagen Canada and depend on project PV.



- 1. Typical Work Bay
- 2. Alignment Bay (12m long x5m wide)
- 3. Express Service Bay
- 4. Car Wash
- 5. Equipment Work Area
- 6.Tool Cabinets
- 7. Vehicle Circulation
- 8. Technician Parts Issue
- 9. Shop Located Washroom
- 10. Oil Supply and Storage
- 11. Compressor





Mauricie Volkswagen Service Workshop

Shop Planning

The workbays in the service shop should be arranged in a way to ensure the customer experience is not affected negatively by noise and dirt. The work bays such as repair of engines and gearboxes shall be located at the furthest point away from areas customers frequent. The inspection work bays shall be located nearest to the technician parts issue area to ensure ease of access for the high frequency repair orders.

The service bays are equipped with grey or black tool boxes, benches, lifts, etc. (E6/EV1, RAL 9006, Black or similar). There shall be no blue or red equipment; as a branding element, blue is only to be used in the Welcome Wall and Logo. The source of the equipment can be local.

The workbays in the service shop needs to have a clear height of 4.3m and 5.5m for commercial vehicles. Light fixtures should be installed at approximately 4m height.

Bay Sizes and Types

Wheel Alignment Bay: 5m wide x 12m long. Minimum of 10m length to allow for proper reading of calibration systems. Equipment is flush mounted.

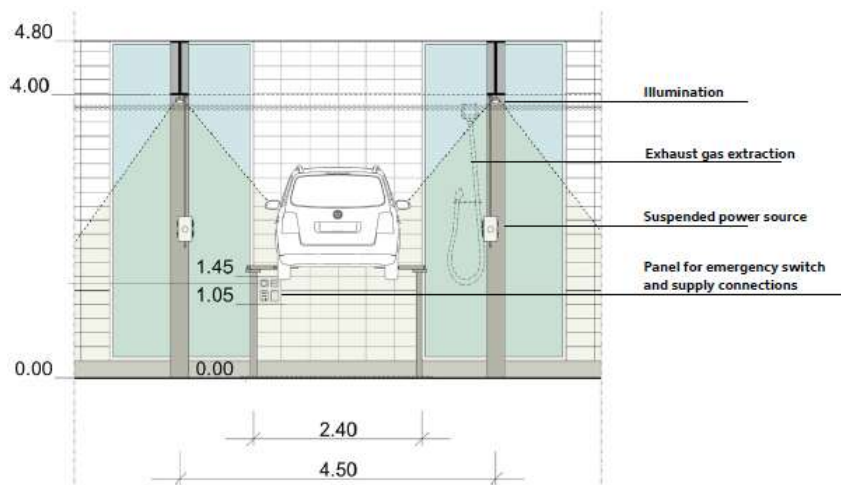
General Service Bay: 4.5m x 7.8m recommended. Minimum of 4m x 7.5m. Recommend 2-point hoists to allow for removal of battery from underside of EV cars.

Wash and Detail Bays: 4m x 7.5m. Minimum of 7m length.

Inspection Bay: 4.5m x 7.8m with an adjacent area 5m deep for the vehicle diagnostics system, air condition service unit, and the corresponding disposal container.

Commercial Vehicle Bay: 5m x 10m with a separate access through a workshop door.

General Service Bay



Size: inspection bays should be 4.5m wide and 7.8m long. A minimum of 13' 6" is acceptable per recommendation from Snap On Equipment Solutions, approved VWC supplier. Minimum clearance in the workshop is 4.3m from finished floor to underside of structure.

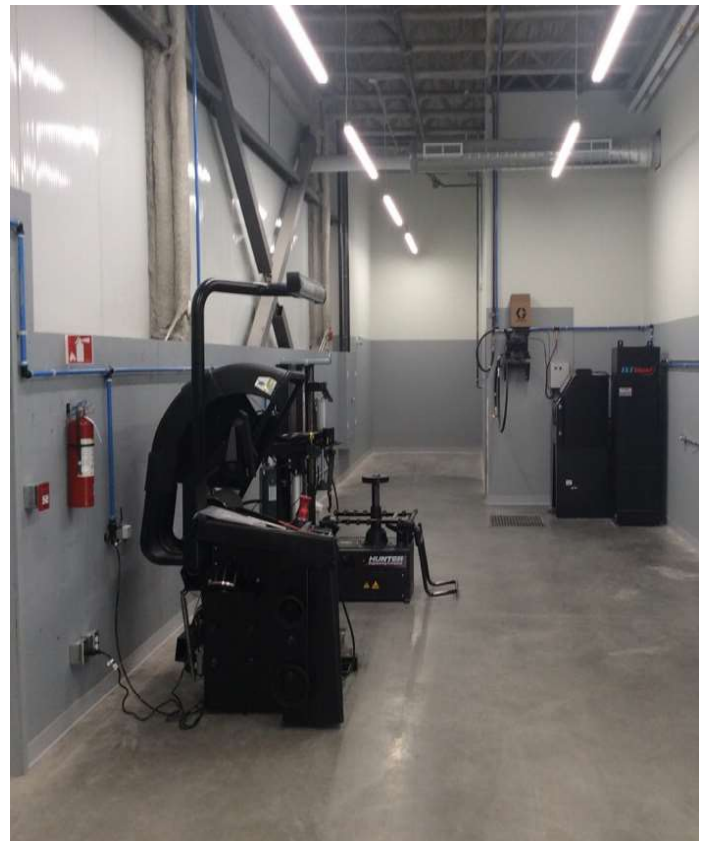
Type: 2-post lifts are recommended for all bays, and are required for EV dedicated bays.

Specifications: all hoists and tool benches must be either grey (RAL 9006) or black.

3.12 Tool Room and Work Areas

When ancillary spaces are available in the workshop there can be different roles the space can take. The individual competence centres will include equipment and adjacent rooms for special tools, mobile workshop equipment. With advanced planning the ancillary and adjacent spaces will ensure a high process quality and promote cleanliness and clarity.

Consult with the equipment supplier for all the required tools and special tools ordering and minimum space requirements for all the elements.

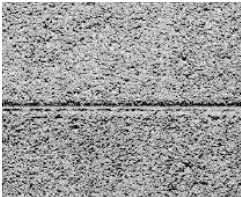


Rinfret Volkswagen Tire Change and Work Area



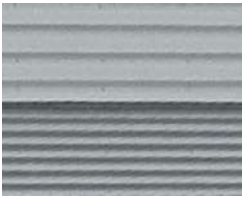
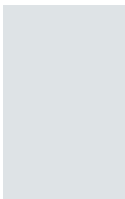
Exterior Finishes



Exterior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	ST1 Building Perimeter / Landscaping	Decorative pebbles Washed river rocks in 2"- 4" diameter (50-100 mm)	Local supplier
	PV1 Front of Main Entrance	Unit Paver Series 3000; (150 x 300 x 70 mm) Colour: Mineral Ice Grey	Unilock
	PV2 Front of Main Entrance	Unit Paver Series 3000; (150 x 300 x 70 mm) Colour: Black Onyx *Used for demarcation only	Unilock
	CW1 Curtain Wall Mullions	Curtain wall frame Anodized aluminum finish (50 x varied mm) Entry Doors to be Kawneer's 190 Narrow Stile Entrance	Kawneer 1600 SSG or equivalent
	GL1 Front, Side Glazing	Clear, low iron, glare reduction, Low-E glass in showroom Frame: anodized aluminum finish (Size varies). Note: Double high performance glazing with low-E coating in the 3rd surface and argon fill is highly recommend for energy efficiency.	PPG Industries, AGNORA Glass or equivalent
	GL2 Front, Side Glazing Spandrel Panel	Spandrel Glass Clear, low iron, exterior lite, cavity and 2nd laminated light with .060", Arctic Snow (68%) PVB interlayer.	PPG Industries AGNORA Glass or equivalent
	OH1 Service Frame Doors	Aluminum Glazed OH door Clear anodized aluminum finish with full-glazed sections except bottom row (size varies) - Hormann 800-series OH door - Rytec Rigid Rolling Door - Spiral FV	Assa Abloy Doors Hormann Rytec Doors

*Alternate manufacturer must provide product of equal type and quality.



Exterior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	OH2 Shop Entrance/ Exits	Insulated metal OH door Solid sections painted, third row full-glazed in aluminum frame (size varies)	Assa Abloy Doors Hormann Rytec
	MC1 Side and Back Elevations	Metal cladding CL7040/CL840: Symmetrical 37" wide wall sheet with equally spaced 1 1/2" deep ribs 7/8" Corrugated: 2.66" from crest to crest Colour: RAL 9006 or closest match	Vicwest or equivalent
	CB1 Exterior Above Doors and Openings	Concrete masonry unit (alternative) Smooth face ashlar; (100 x 400 x varied mm) Colour: Ivory	Richvale York Block Inc. or equivalent
	CB2 Side Elevations	Concrete masonry unit (alternative) Smooth, face standard unit; (200 x 400 x varied mm) Colour: Arctic White ACM option ALUCOBOND - Cadet Grey - Gloss 15-25 (or similar)	Richvale York Block Inc. ALUCOBOND or equivalent
	ACM1 White Frames	Aluminum Composite Material; Colour: White, finish 70% gloss	Alucobond Sobotec (exclusive supplier)
	MP Rooftop, Mechanical Units	Showroom Roof Top Screening Colour to match exterior cladding RAL 9006	Vicwest or equivalent
	EP1 / EP2 Exterior Door Paint	Exterior Door Paint EP1 - Colour - "Iced Cube Silver" 2121-50 EP2 - Colour - "Chantilly Lace" OC-65 Note: Colour of doors must match the adjacent walls	Benjamin Moore

*Alternate manufacturer must provide product of equal type and quality.



Interior Finishes



Customer-Facing Area Floor Finishes

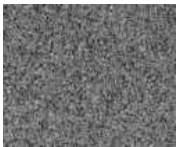
PT-1

Showroom / Customer Area / NVD			
Image	Supplier	Product	Specification
	Olympia	Casalgrande - Granitogres Boston	24"x24"
	Savoia	Casalgrande - Granitogres Boston	24"x24"
	Savoia	Fiandre - VW Light Grey - R10	24"x24"
	Centura	Munich Gray	24"x24"

PT-1 a

Service Drive / Customer Washroom			
Image	Supplier	Product	Specification
	Olympia	Casalgrande Granito Arizona Secura	12"x12"
	Olympia	Casalgrande Granito Arizona Secura	8"x8"
	Olympia	Arkansas	12"x12"
	Savoia	Casalgrande Granito Arizona Secura	12"x12"
	Savoia	Casalgrande Boston R11	12"x12"
	Argelith	Light Grey R11 (Service Drive Only)	12"x12"

PT-2

Service Drive Alternate			
Image	Supplier	Product	Specification
	Olympia	Casalgrande VW New York - R10	12"x12"
	Savoia	Casalgrande VW New York - R10	12"x12"

PT-3

Workshop Drive Ailes and Workbays			
Image	Supplier	Product	Specification
	Olympia	Casalgrande Granito Arizona Secura	12"x12"
	Olympia	Casalgrande Granito Arizona Secura	8"x8"
	Olympia	Arkansas	12"x12"
	Savoia	Casalgrande Granito Arizona Secura	12"x12"
	Savoia	Casalgrande Boston R11	12"x12"
	Argelith	Light Grey R11 (Service Drive Only)	12"x12"

*Alternate manufacturer must provide product of equal type and quality.



PT-4**Workshop Drive Ailes and Workbays (Used for demarcation only)**

Image	Supplier	Product	Specification
	Olympia	VW Anthracite 08 - R11 Secura	8"x8"
	Savoia	VW Anthracite 08 - R11 Secura	8"x8"

Showroom Platforms / Offices / Write-up (Laid in staggered bond pattern parallel to front façade)

Image	Supplier	Product	Specification
	Olympia	Havana Cherry; Porcelain Tile	200x1200 mm
	Savoia	Havana Cherry; Porcelain Tile	200x1200 mm
	Roca Tile USA	Roca Tile - Cherry Natural 8x48"	8x48"

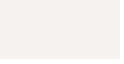
CLT1**Showroom Highlight Platform**

Image	Supplier	Product	Specification
	Olympia	Casalgrande Padana Harlem	24"x24" or 24"x48"
	Savoia	Casalgrande Padana Harlem	24"x24"
	Savoia	Fiandre - VW SHARP CORE SL R9 -	24"x24"
	Roca Tile USA	Basel Negro	24"x24"

*Alternate manufacturer must provide product of equal type and quality.



CT-1 / CT-2

Washroom Wall Tiles			
Image	Supplier	Product	Specification
	Savoia	Light: Purity Ice	8" x 16" (203 x 457 mm)
	Savoia	Dark: Purity Breeze	8" x 16" (203 x 457 mm)
	Dal Tile	Light: Color Story Wall - American Olean Line. Designer White, Matte finish 0061 (1)	4" x 12"
	Dal Tile	Dark: Color Story Wall - American Olean Line. Storm Grey, Matte finish 0040 (2)	4" x 12"
	Olympia	Light: CDC Matte Arctic White	4" x 16"
	Olympia	Dark: CDC Matte Sterling Grey	4" x 16"

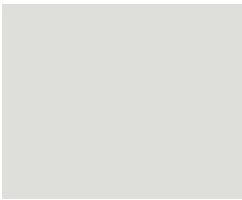
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Interior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	PTB Baseboard at Tiles (PTx)	Porcelain Tile base Colour to match floor colour; 100mm high. Alternate: Quartz Baseboard - White by Dal Tile; 100mm high.	All VW Approved Tile Suppliers
	WDB Baseboard at Wood-look Tiles	MDF baseboard Square profile, 4" (102mm) height. Ultra Spec SCUFF-X paint recommended in high traffic areas. Paint colour "Chantilly Lace" OC-65	Dealer source Local Supplier
	FT2 Transitions Strip Between PT and WD1a	Floor Transition strip Colour: Aluminum	Schlueter System Local Supplier
	FT3 Stairs	Stair Nosing Colour: Grey	Schlueter System Local Supplier
	CP-1 Service Workshop	Tinted Sealed Concrete Floor, hardened, colour to match RAL 9006. Alternate: Diamond Epoxy Coating. Local supplier. Alternate #2: Stonhard Stonshield HRI medium texture colour - driftwood, and carcoal epoxy coating.	Sika Colourplete with Sikafloor 3S, Stonhard or Local Supplier
	CA Non-customer Facing Areas	Upstairs Carpet in roll sheets or modular carpet tile. Style 1: Tenera/ Trona Style 2: Metri/ Quartz	Tandus Centiva or Local Supplier
	C1 Customer and Sales Area Ceiling	Acoustic Ceiling tiles Fineline 1/8" DXFF grid with Mars Clima plus tile 600 x 1200 mm or Silhouette 1/8 reveal grid with Ultima 9/16" beveled regular 600 x 1200 mm tile. Colour: white.	Armstrong Tiles or CGC

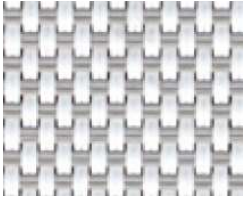
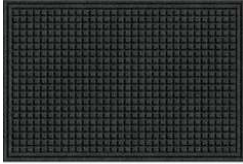
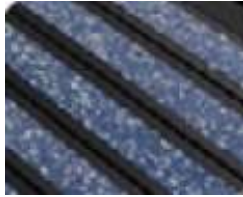
*Alternate manufacturer must provide product of equal type and quality.



Interior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	C2	Drywall Ceiling paint - Level 5 finish Colour RAL 7021; Dark grey, matt. or NCS S 8500-N	General Contractor
	Showroom Ceiling		
	C3	Drywall Ceiling painted white. Colour: Chantilly Lace OC-65	Benjamin Moore, or local supplier
	Drywall Ceiling		
	P1	Wall Paint Ultra Spec SCUFF-X paint recommended for high traffic areas. Colour: Chantilly Lace OC-65	Benjamin Moore or Local Supplier
	All Customer Facing Walls		
	P2	Wall Paint Above 6' level of shop wall. Colour: Paper White 1590	Benjamin Moore or Local Supplier
	Service Workshop Walls		
	P3	Wall Paint Below 6' level of shop wall. Colour: Marina Grey 1599	Benjamin Moore or Local Supplier
	Service Workshop Walls		
	P4	Benjamin Moore: Toronto Blue (2060-40) Sherwin Williams: Volkswagen Blue Behr: Yucatan (P490-5)	Benjamin Moore, Sherwin Williams, Berh or RAL 240 60 40 Safeguard
	Welcome Wall Blue		
	ID-1	White finish	Local Supplier
	Light Switch and Power Outlet Plates		

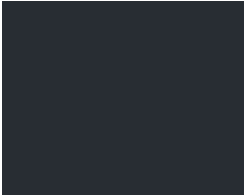
*Alternate manufacturer must provide product of equal type and quality.



Interior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	ID-2	Lever style; brushed aluminum finish	Local Supplier
	Door Handles		
	WS1	Thermoveil 1300 Series Colour: Silver Birch 1319	Mechoshade
	Window Shade		
	FM1	Winter Floor Mats Rubber-backed. Continuous lengths with minimal seams. Colour: Dark Grey	Local Supplier
	Entry Mats		
	FM2	Floor Mat / Pedimat Architectural, stainless steel grid, with high tech appearance. Rolling load tested to 500lbs	Construction Specialties, Inc., Gridline G6 or equal supplied locally
	Vestibule & Entrances		
	FM3	Floor Mat / Pedimat Durable all aluminum rails for use outside. Anodized aluminum rails with exterior grade carpet in 9325 Graphite colour	Construction Specialties, Inc., Pedimat AA-M2 or equal supplied locally
	Vestibule & Entrances		
	FM4	Floor Mat / Pedimat Architectural entrance grid with, carpet inserts for additional debris removal. Metal satin finished type 304 stainless steel and exterior grade carpet in 9325 Graphite colour	Construction Specialties, Inc., Treadline T1 or equal supplied locally
	Vestibule & Entrances		
	LAM-1	Furniture Laminate Pfleiderer Decor: R42006 - HAVANNA CHERRY - matt Note: Laminates can only be used for millwork elements approved by Weis or non-customer facing furniture.	Pfleiderer - DUROPAL
	Furniture		

*Alternate manufacturer must provide product of equal type and quality.



Interior Finishes		Material Specification	
Product Photo	Key/Location	Product	Supplier
	LAM-2 Furniture	Furniture Laminate Pfleiderer Decor: U11027 - ICY WHITE Note: Laminates can only be used for millwork elements approved by Weis or non-customer facing furniture.	Pfleiderer - DUROPAL
	LAM-3 Furniture	Furniture Laminate Pfleiderer Decor: U12215 - ANTHRACITE Note: Laminates can only be used for millwork elements approved by Weis or non-customer facing furniture.	Pfleiderer - DUROPAL

*Alternate manufacturer must provide product of equal type and quality.



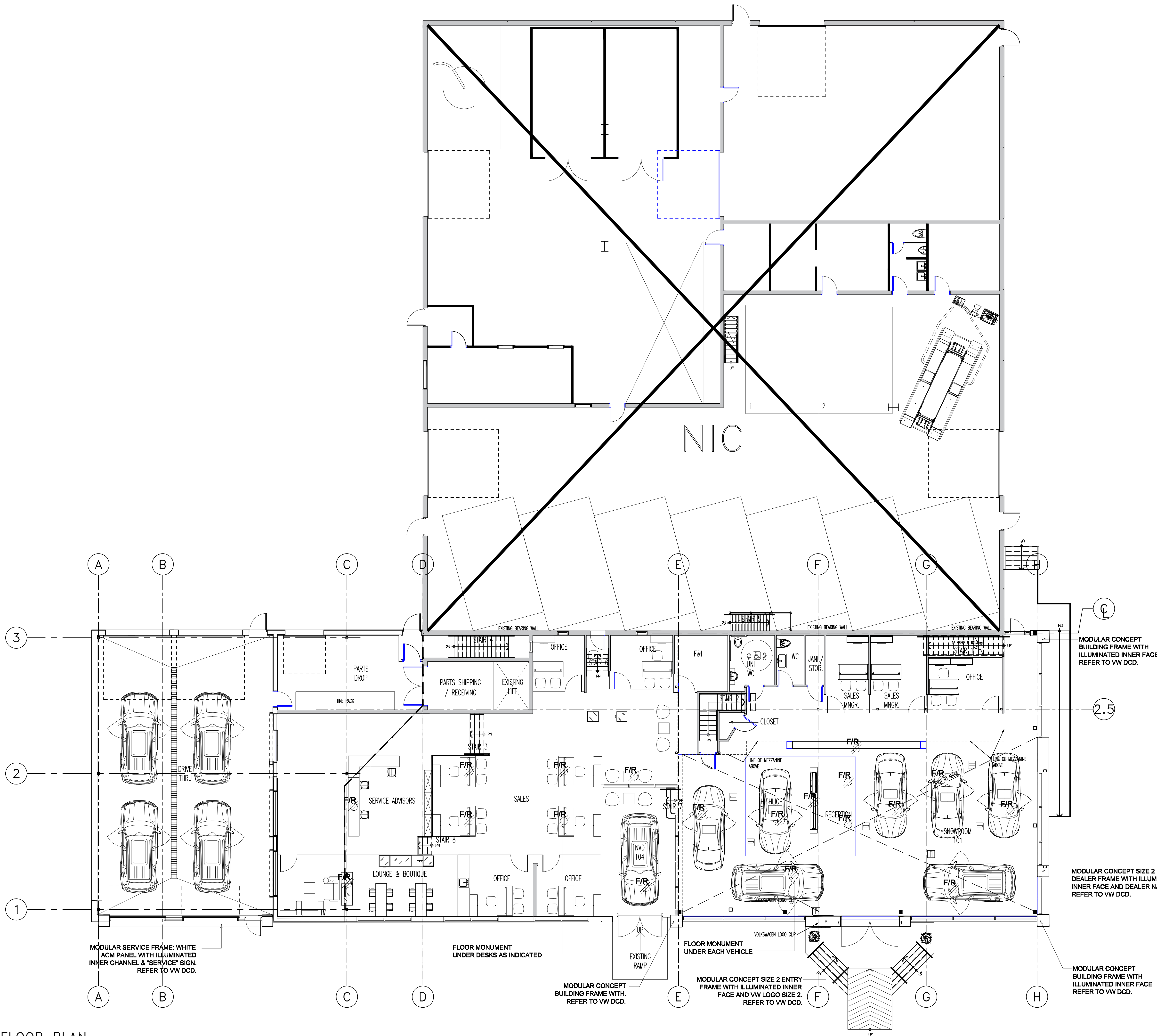
ELT-2b

Wall Lights - Small viper outdoor LED area light with grey smooth finish.

Supplier	Image	Specification
Optecha Lighting		Description: Wall Mount LED. Finished in grey or white. CRI: 80 CCT (Color Temperature): 4000K Lumens/Watts: Lumen output to be based on mounting height and light level requirements. Product Code: WDGE2 LED Series
Mercury / Current Lighting		Description: Beacon / VP2 VIPER Area/Site Lumens: Lumen package and configuration to suit project Product Code: VP2 4K7 UNV WB LGS
		Description: Hubbell Outdoor Lighting RATIO Wall / RAR2 Lumens: Lumen output to be based on mounting height and light level requirements. Product Code: RWL2 4K7 UNV LGS
Richporter Lighting		Description: Gardco by Signify Site Area EcoFrom ECF-S Small area light CRI: 70 CCT (Color Temperature): 4000K Lumens: Lumen output to be based on mounting height and light level requirements. Product Code: ECF-S-32L-700-NW-G2-AR-3-UNV-MGY

*Alternate manufacturer must provide product of equal type and quality.

1 GROUND FLOOR PLAN
A-102 SCALE 1:100



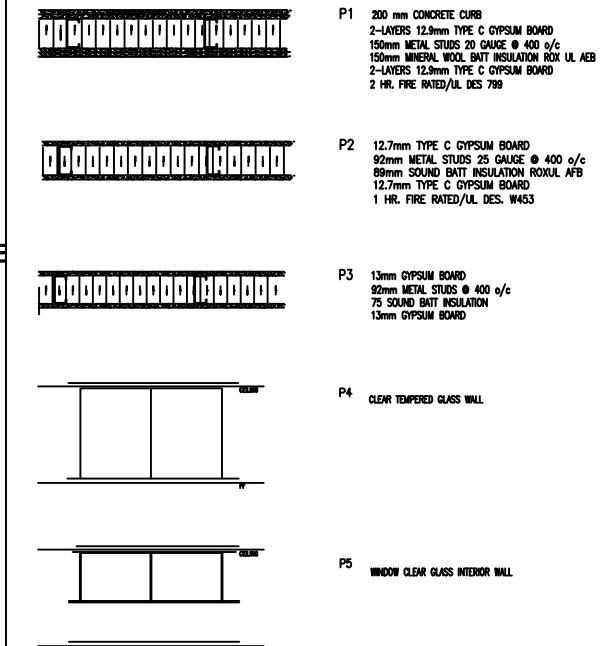
DRAWING NOTES

It is the responsibility of the appropriate contractor to check and verify all dimensions on site and report all errors and or omissions to the Architect.
All contractors must comply with all pertinent codes and by-laws.
Do not scale drawings.
This drawing may not be used for construction until signed by the Architect.
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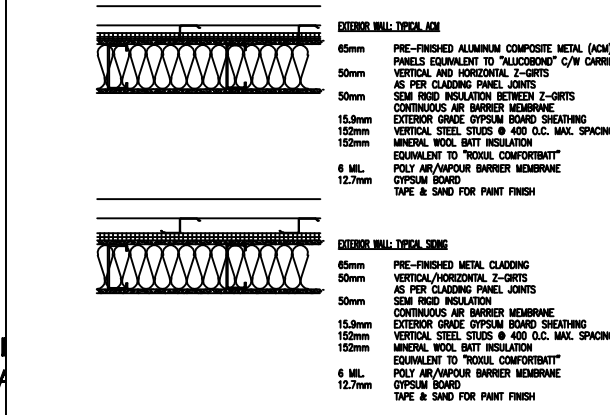
LEGEND

- EXISTING REMAINS & RENOVATED
- EXISTING RENOVATED
- NEW CONSTRUCTION
- EXISTING WALL TO REMAIN
- F/R FLOOR MONUMENT

PARTITION WALL ASSEMBLIES



EXTERIOR WALL ASSEMBLIES

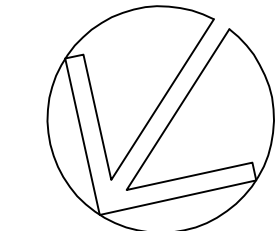


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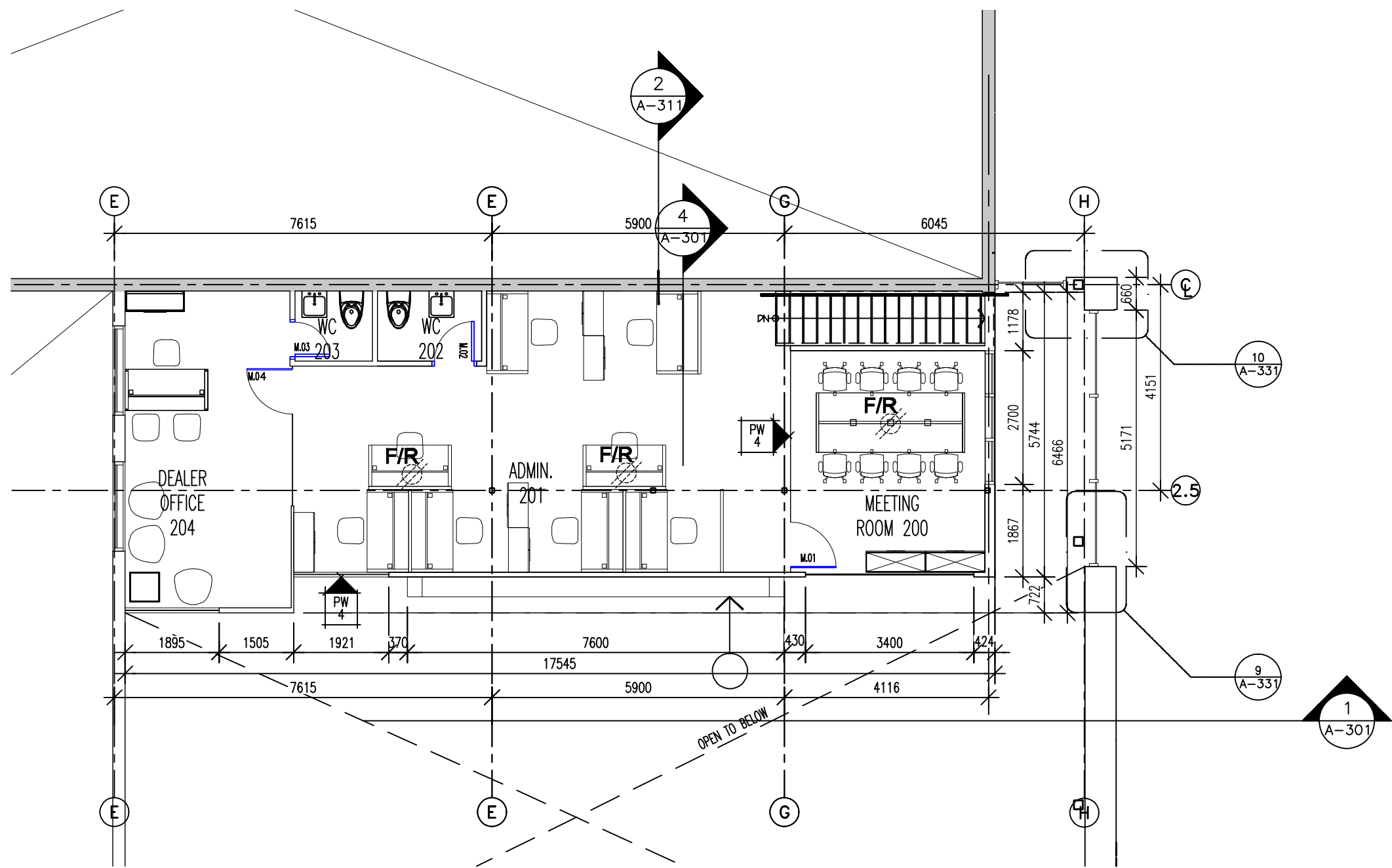
PROJECT
BYTEK VW
RENOVATION
1325 ST. LAURENT BLVD.

OTTAWA ONTARIO
DRAWING
GROUND FLOOR PLAN

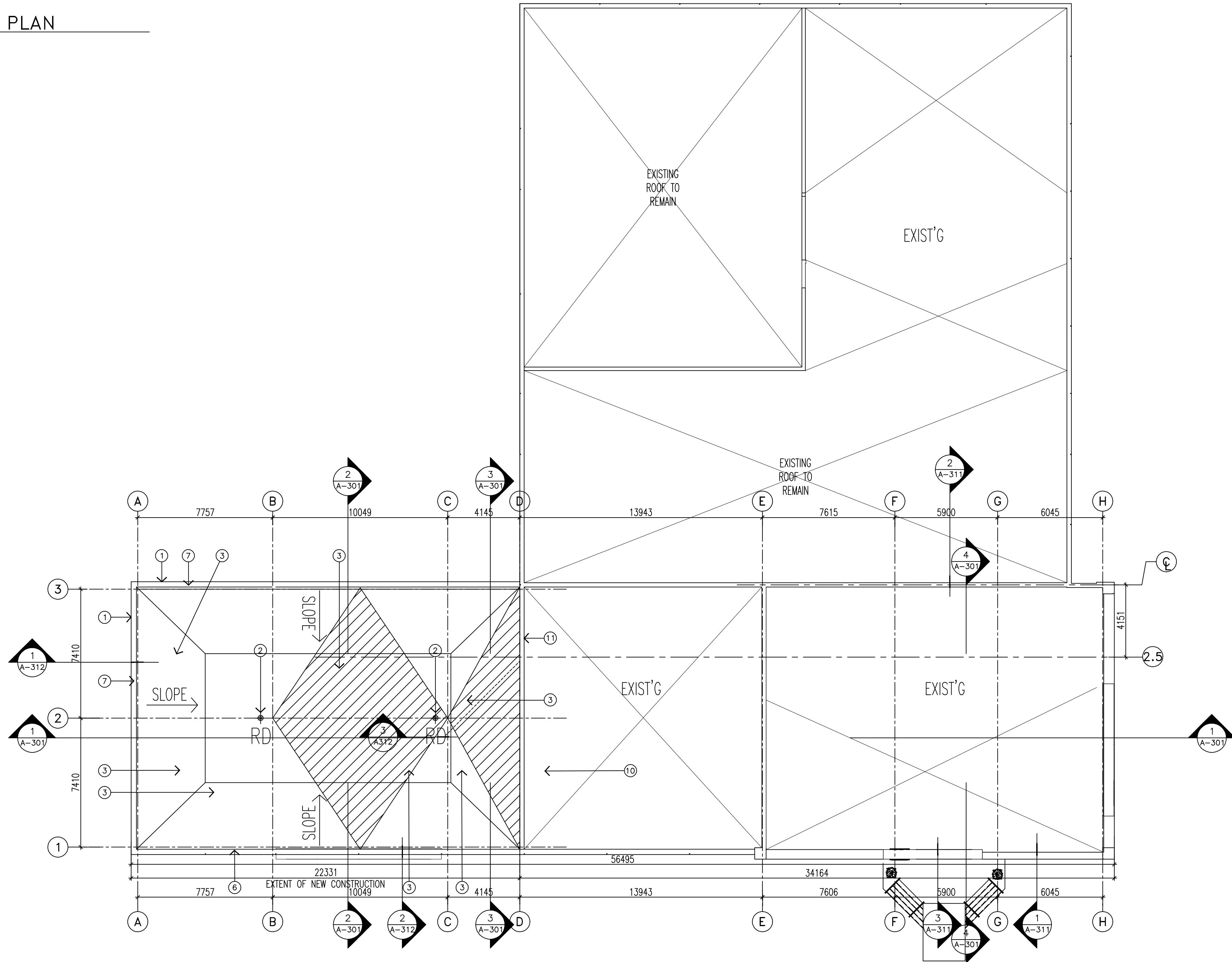
PROJECT NO. 2301
DRAWN BY: DP
SCALE: 1:100
DATE: MAY, 2023
DRAWING NO.



A-102



1 MEZZANINE PLAN
A-103 SCALE 1:100



3 ROOF PLAN
A-103 SCALE 1:150

DRAWING NOTES

- EXTENT OF NEW ROOF STRUCTURE SHOWN SHADED
- NEW ROOF DRAINS
- TAPERED INSULATION SHOWN
- ROOF OVERFLOW SCUPPER
- EXISTING ACM PANELS, WATERPROOFING, PARAPET EXTENSION, STRUCTURE, DECKING ETC TO BE REMOVED
- PREFINISHED ACM CAP FLASHING
- PREFINISHED SHEET METAL FLASHING
- NEW ROOF TOP UNIT
- EXISTING ROOF TOP UNIT
- EXTENT OF ROOF MEMBRANE & INSULATION TO BE REMOVED AND REPLACED
- PROVIDE ROOF CONSTRUCTION/CONTROL JOINT

NOTES

It is the responsibility of the appropriate contractor to check and verify all dimensions on site and report all errors and or omissions to the Architect.
All contractors must comply with all pertinent codes and by-laws.
Do not scale drawings.
This drawing may not be used for construction until signed by the Architect.
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LEGEND

F/R FLOOR MONUMENT

NO	DATE	REVISION
2	18 OCT' 24	ISSUED FOR TENDER
1	18 OCT' 23	ISSUED FOR BUILDING PERMIT

NO	DATE	REVISION
2	18 OCT' 24	ISSUED FOR TENDER
1	18 OCT' 23	ISSUED FOR BUILDING PERMIT

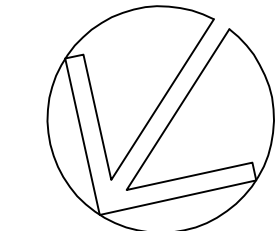
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PROJECT
**BYTEK VW
RENOVATION
1325 ST. LAURENT BLVD.**

OTTAWA ONTARIO
DRAWING

**MEZZANINE PLAN
ROOF PLAN**

PROJECT NO. 2301	DRAWN BY: DP	SCALE: 1:100
NORTH ARROW:	DATE: MAY, 2023	DRAWING NO.



A-103



4.1 Welcome Wall

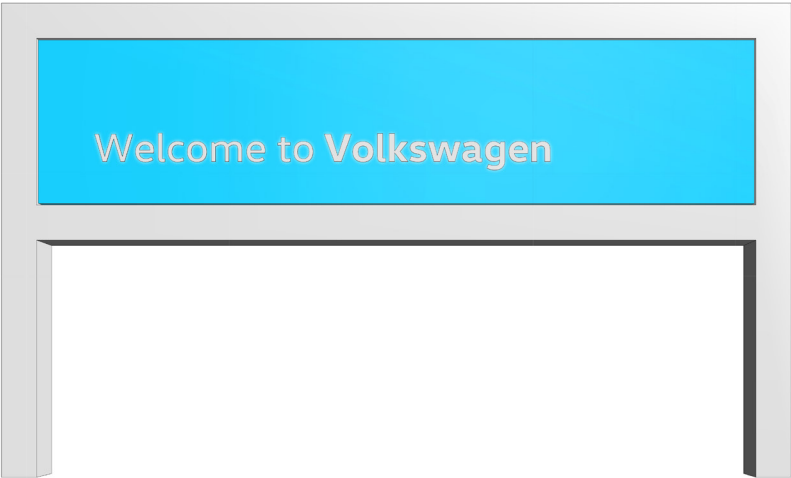
The welcome wall or welcome sign greets customers when they enter the showroom and shows the Volkswagen identity at first glance. Because of its importance in the program, it is an obligatory element. The welcome wall together with the reception area is in a direct line of sight from the entrance portal. This ensures visible brand recognition from outside. The brand lounge is ideally located beneath the welcome wall.

The welcome wall for showrooms has a defined size in accordance with the modular concept set out in the master plan. From an initial width, the element can be adapted flexibly up to a maximum width to suit the individual spatial design.

The light blue colour tone and the new font emphasise the lightness and modernity of the brand. Different implementation options are possible both for new welcome walls and signs and for retrofits based on existing walls and signs.

4.1.2 Digital Welcome Wall

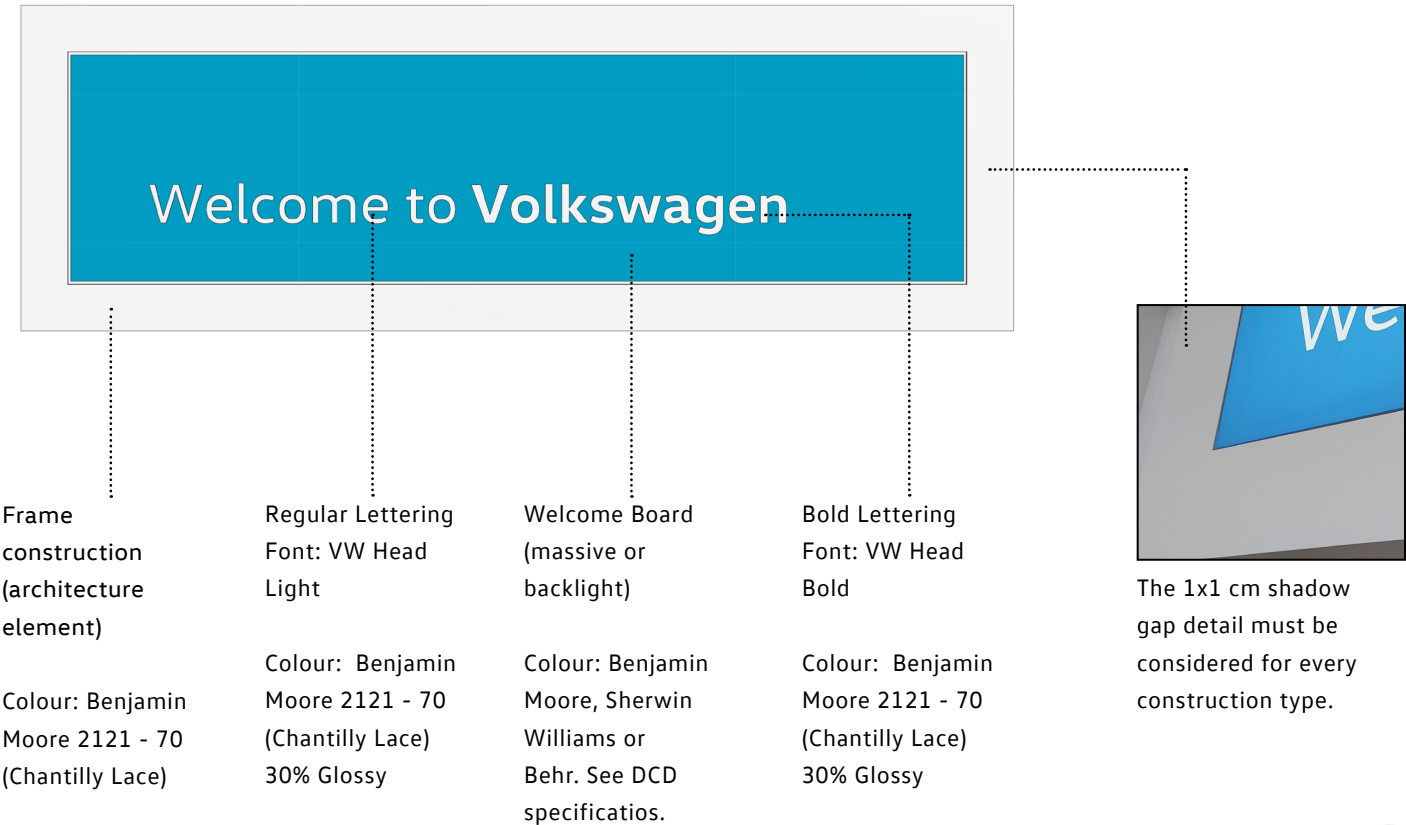
The new backlit and in updated brand colour Welcome Wall is an integral part of the new overall light-inspired atmosphere and its effect reaches all the way to the outdoor area. The welcome wall/sign consists of a white-coated frame with a graphic surface illuminated in blue on which the welcome message is displayed together with the brand name.



01.Backlit stretched fabric with digital printing option (left) is to be used for all new Dealers. Tension fabric and backlight to be ordered through Safeguard. See contact information on Suppliers list.

02. An opaque graphic surface variant can be used if an existing wall is already built. VW Canada to be consulted if option is available for project. See Variant 02 for Opaque Option.

Welcome Wall Components



4.1.3 Welcome Wall Lighting



01 | Frame

36 mm chipboard, quadratic frame cross-section, surfaces painted in RAL 9003 Signal white, mitred edges, 2 mm edge radius, primed surfaces, surface quality Q1, gloss level: 30% silk-matt. Standard construction: 200mm depth.

02 | Shadow gap

The shadow gap varies in width depending on the element size. It is designed in a similar way to the frame surface.

03 | Aluminium frame with rubber lip profile

04 | LED rear panel (option 1)

Mounted at a distance (approx. 200 mm) to the graphic surface, painted in reflective white. LED grid 19x19cm.

Light parameters

Light intensity: 416 lux

Colour temperature CCT: 34480 K

Colour values CIE 1931 (x,y): 0.2428 / 0.2516

05 | Stretched fabric with rubber lip

Stretched banner: 100% polyester knit fabrics

Product: Softimage Contrast® (DirectTex®) or equivalent

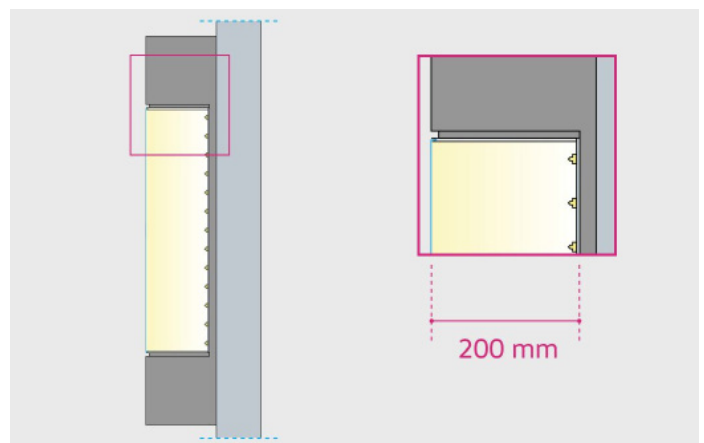
Printing: Digital printing 4c | UV print

Print resolution: 150 DPI

Colour reference: See DCD Specification section.

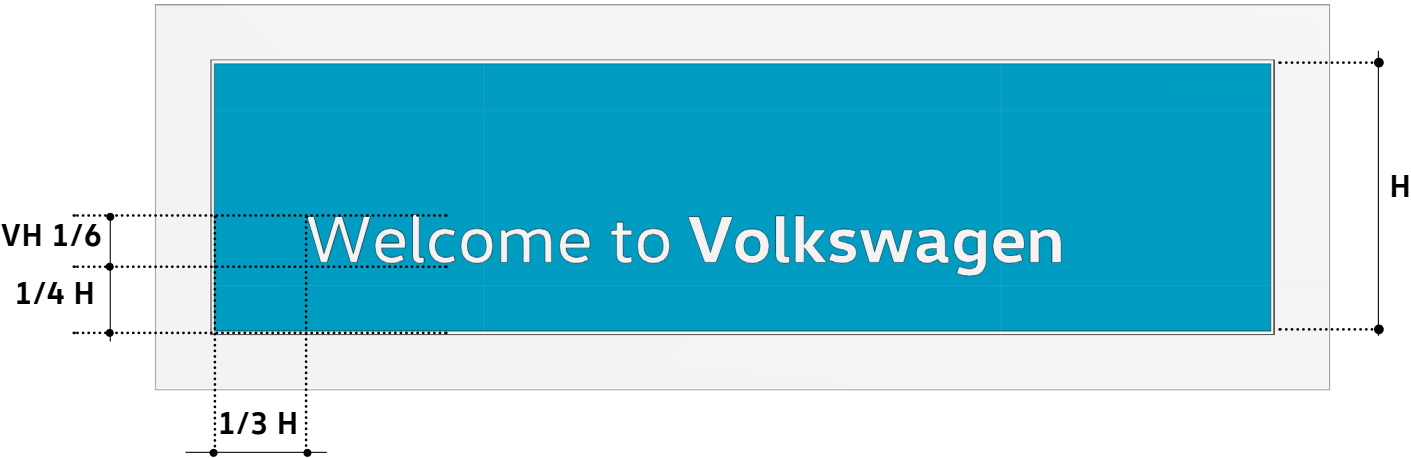


Variant 01: Backlit stretched fabric with digital printing should always be chosen. The illumination must always be uniform and homogeneous, free of spotting and must not have visible colour gradients or deviations on the illuminated surface, even if viewed from the side.



Note: Welcome Wall cove for LED lights should be coordinated with Safeguard. 200mm is recommended.

Lettering and Scaling of Graphic Surface

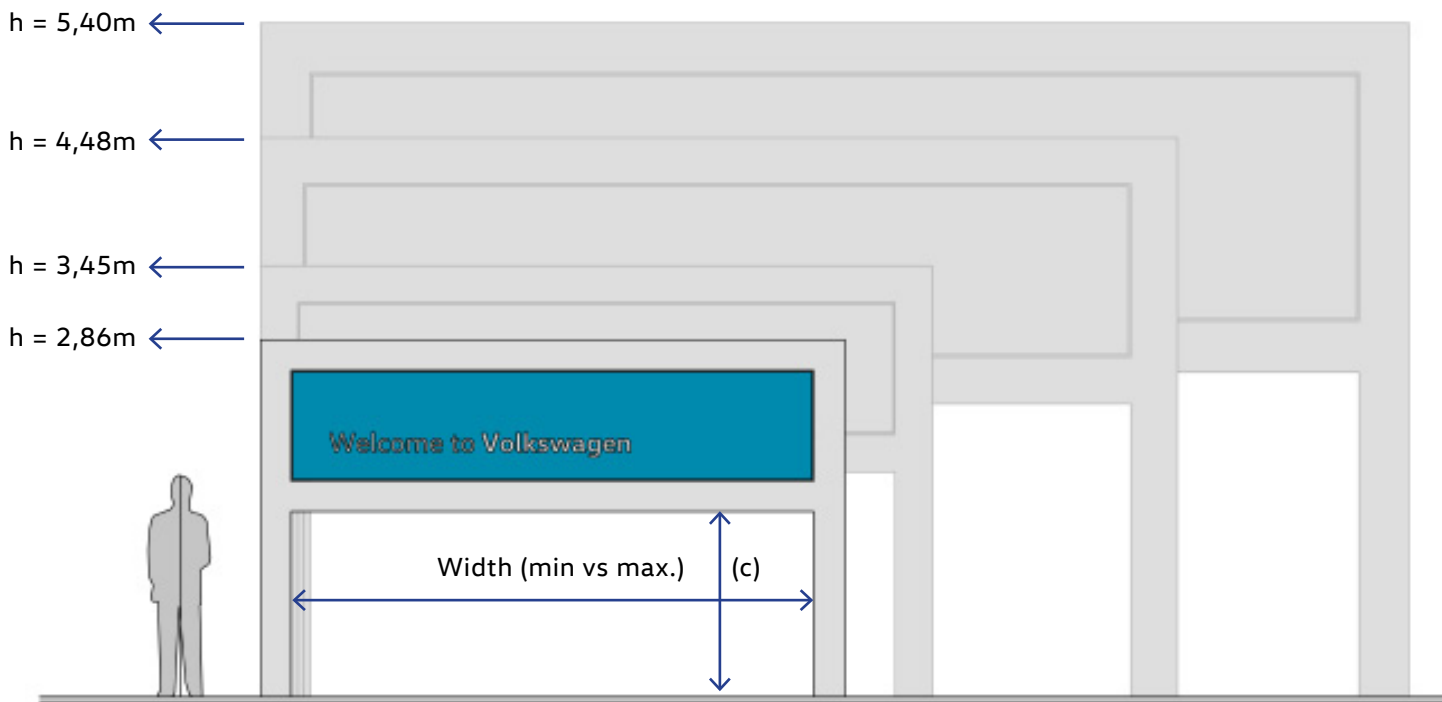


Size	Graphic Size Height (H)	Standard VH 1/6H Single-line
1	882mm	174mm
2	1064mm	178mm
3	1384mm	230mm
4	2000mm	333mm
Note: Standards for Welcome Sign (wall mounted element).		



Scale and Size

(For all construction types)



Size	Ceiling Height	Minimum Width	Maximum Width	Height (h)	Height under WW (c)	Frame Thickness	Depth
1	3000mm	4680mm	6600mm	2860mm	1489mm	250m	400mm
2	3500mm	5380mm	7800mm	3450mm	1806mm	300mm	400mm
3	4500mm	7350mm	10200mm	4480mm	2346mm	375mm	400mm
4	5500mm	9200mm	12000mm	5400mm	2600mm	400mm	400mm

Note: Ceiling height may vary depending on project specific requirements.

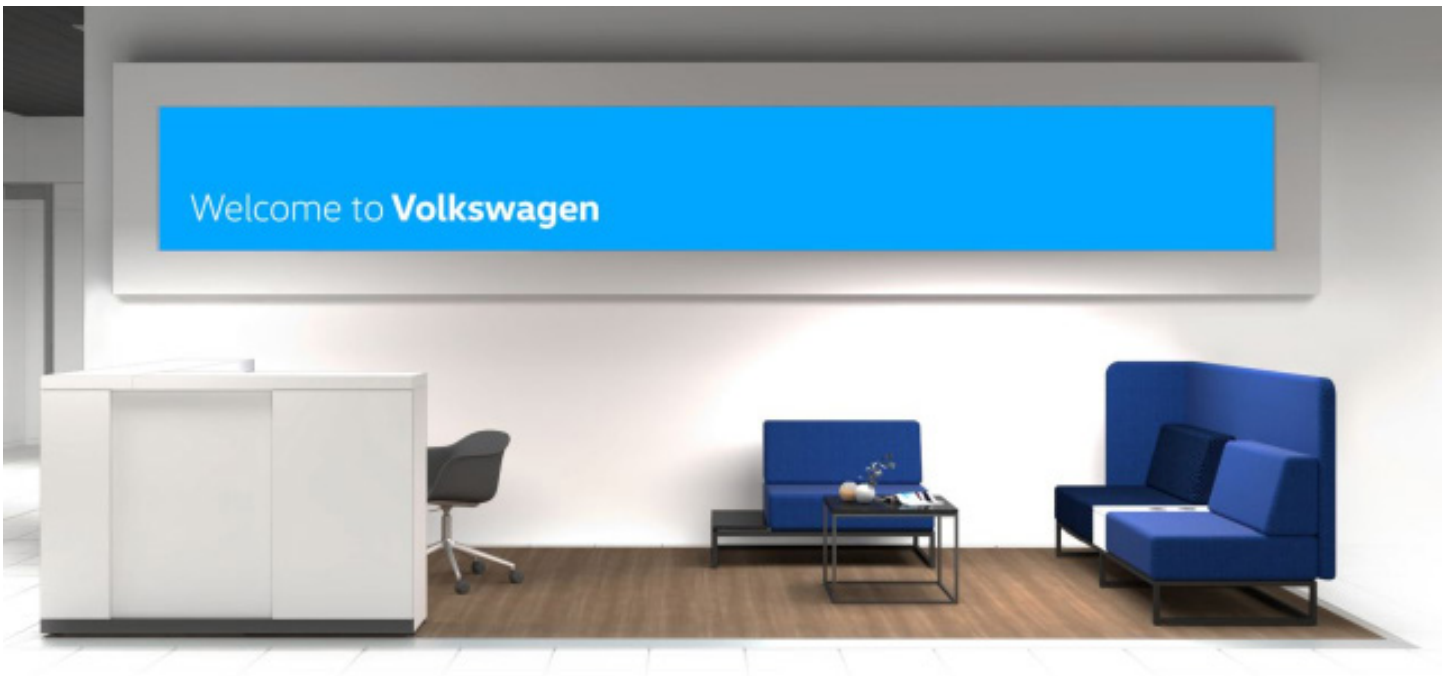


Welcome Sign

If spatial conditions do not allow for the use of a welcome wall, a welcome sign can be used instead. Make sure that the lettering is not concealed by interior elements, showroom objects or other visual barriers.

The welcome sign according to the master plan can be mounted on the wall or suspended from the gallery. The width can be changed as required.

As with the welcome wall, the welcome sign is positioned in association with the reception counters and in the line of vision of the entrance. This is to ensure that the brand image is clearly visible from the outside.



Opaque Option*



01 | Frame with Rear Panel

36 mm chipboard, quadratic frame cross-section, surfaces painted in RAL 9003 Signal white, mitred edges, 2 mm edge radius, primed surfaces, surface quality Q1, gloss level: 30% silk-matt

02 | Shadow Gap

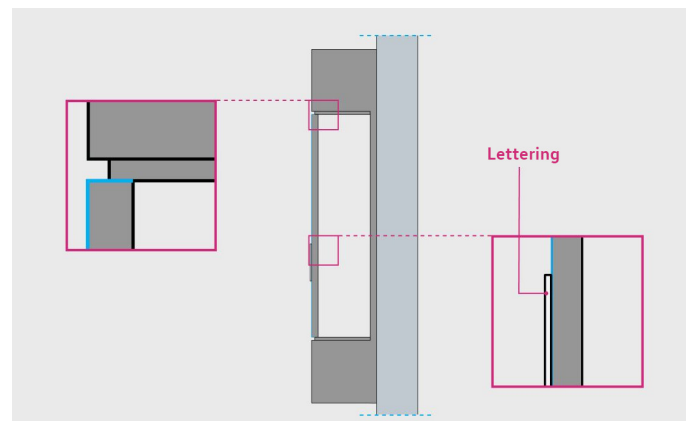
The shadow gap varies in width depending on the element size. It is designed in a similar way to the frame surface.

03 | Graphic Banner

36 mm chipboard, surfaces painted in RAL 240 60 40 Clear Blue/ Benjamin Moore 2060 - 40 Toronto Blue, Sherwin Williams or Behr spec, matt, mitred edges, 2 mm edge radius, primed surfaces, surface quality Q1, gloss level: 10% matt

04 | 3D Letters

PEXIGLAS® GS white or equivalent, 5 mm thick mirror finish laminated with 3M™ Scotchcal IJ 40-124 matt film or white matt painted



Variant 02: Graphic surface with opaque 3D letters. Sufficient background lighting (ceiling spots) of the salesroom acts as the backdrop for the welcome wall in the opaque variant of the graphic surface. The ceiling spots must be adjusted to ensure no disruptive reflections or light spots are created on the surface.

***Note:** option is only available for retrofit of existing Welcome Wall and must be consulted with Volkswagen Canada for approval.