THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW NUMBER 75-74

A By-law to authorize the execution of Contracts related to the Municipal Service Complex.

WHEREAS it is deemed expedient to enter into and execute Contracts related to the Municipal Service Complex; NOW THEREFORE the Council of the Corporation of the City of Brampton ENACTS as follows:

- 1. That the City of Brampton enter into and execute Contracts, attached hereto as Schedules "A", "B", "C", "D" and "E", related to the Municipal Service Complex.
- 2. That the Mayor and the Clerk are hereby authorized to affix their signatures to the said contracts, attached hereto as Schedules "A", "B", "C", "D" and "E", related to the Municipal Service Complex.

READ A FIRST, SECOND and THIRD TIME and PASSED in Open Council this 12th day of August, 1974.

JAMES E. ARCHDEKIN, Mayor

KENNETH R. RICHARDSON, Clerk

	Schedulte 17	
		;
	R.A.I.CC.C.A. Document No. 12 Revised 1966	
1	CANADIAN STANDARD FORM	
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	OF	-
· · · · · · · · · · · · · · · · · · ·	CONSTRUCTION CONTRACT	
	For use ONLY when the work is being done for a	
`	STIPULATED SUM	•
	ALSO	
-	GENERAL CONDITIONS GOVERNING SAME	
	BY AND BETWEEN THE CORPORATION OF THE	
	CITY OF BRAMPTON	
	OWNER	
	DODDS OVERHEAD DOORS LIMITED	
	DODDS OVERHEAD DOORS LIMITED	-
	PROJECT MUNICIPAL SERVICE COMPLEX	-
	PROJECT MUNICIPAL SERVICE COMPLEX	
	PROJECT MUNICIPAL SERVICE COMPLEX	
	PROJECT MUNICIPAL SERVICE COMPLEX	
	PROJECT <u>MUNICIPAL SERVICE COMPLEX</u> DATE FEBRUARY 5, 1974 ALEXANDER B. LEMAN ARCHITECT	
	PROJECT MUNICIPAL SERVICE COMPLEX DATE FEBRUARY 5, 1974 ALEXANDER B. LEMAN ARCHITECT Registered under the Copyright Act CANADA	
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	CONTRACTOR PROJECT MUNICIPAL SERVICE COMPLEX DATE FEBRUARY 5, 1974 ALEXANDER B. LEMAN ARCHITECT Registered under the Copynght Act CANADA 1964 THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Stater Street THE CANADIAN CONSTRUCTION ASSOCIATION 151 Stater Street THE CANADIAN CONSTRUCTION ASSOCIATION	
	CONTRACTOR PROJECT MUNICIPAL SERVICE COMPLEX DATE FEBRUARY 5; 1974 ALEXANDER B. LEMAN ARCHITECT ALEXANDER B. LEMAN ARCHITECT ARCHITECT Registered under the Copy right Act CANADA 1994 THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Slater Street OTTAWA 4, CANADA and prepared in consultation with THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA 176 St. George Street 210 Sherbrooke Street East	
	CONTRACTOR PROJECT MUNICIPAL SERVICE COMPLEX DATE FEBRUARY 5, 1974 ALEXANDER B. LEMAN ARCHITECT ALEXANDER B. LEMAN ARCHITECT Registered under the Copyright Act CANADA 1964 Approach by THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Stater Street OTTAWA 4, CANADA and prepared in consultation with THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA THE ENGINEERING INSTITUTE OF CANADA	

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CANADIAN STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

(For use when a stipulated sum forms the basis of payment, and to be used only with the General Conditions of the Contract)

THIS AGREEMENT made in duplicate the.	<u>5th</u> <u>day of</u> <u>February</u>
in the year Nineteen hundred and <u>Seventy</u> THE CORPOR City of Bram	^
City of Bram	pton of CMP R
herein (and in the General Conditions) called	the "Owner",
	and
Dodds Overhea	ad Doors Limited

herein (and in the General Conditions) called the "Contractor",

WITNESSETH: That the Owner and the Contractor undertake and agree as follows:

ARTICLE A-1 The Contractor shall.

(a) provide all the materials and perform all the work shown on the Drawings and described in the Specifications titled

(here insert the caption descriptive of the work as used in the Specifications, and upon the Drawings)

Municipal Service Complex

which have been signed in duplicate by both the parties, and which were prepared by

Alexander B. Leman, Architect

acting as, and herein (and in the General Conditions) titled, the "Architect", and

- (b) do and fulfill everything indicated by this Agreement, and
- (c) complete substantially as certified by the Architect, all the work by the <u>31st</u> day of <u>March</u> <u>1974</u>. (here insert the date of completion, and stipulations as to liquidated damages, and bonus if any)

ARTICLE A-2

The following is an exact list of the Drawings and Specifications referred to in Article A-1.- (Here insert, attaching additional pages if required, a list identifying all contract documents including Drawings, giving drawing number, title, date, revision date or mark; Specifications, giving a list of contents with section numbers and titles, number of pages, and date or revision mark, if any, and clearly identify any modifications to the contract documents if any).

Group ⁻	Т	Tendering	y Data P	ages
			Invitation to Tender Instructions to Bidders Tender Proposal Form Bid Bond	1 6 4 1
Group	С	Contract	Data	
		C.1 C.2	Contract Form Amendments to RAIC Document No. 12	1 6
Group	S	General A	Requirements	
1		1A 1B 1C 8B	General Requirements General Work Take-over Procedure Overhead Doors	6 5 6 2
1		Addendum	No. 1 Dated January 4, 1974	
Group	D	Drawings A1-10 A1-11 A1-12 A3-4 A8-8 A8-9 A8-10 A8-10 A8-11 A8-14 A8-15	Elevations Elevations Car Wash, Plans, and Elevations Standard Caulking Details Door Frame Types Overhead Door Frame Diagramme Vert. Section through Overhead Door Transom Vert. Section through Overhead Door and Transo Hor. Section through Overhead Door and Man Doo Hor. Section through Transoms	

ARTICLE A-3

- (a) The Owner shall:-
 - (1) pay the Contractor in lawful money of Canada for the work aforesaid twenty four thousand, two hundred and sixty-three ------00_____dollars (\$ 24,263.00

subject to additions and deductions as provided in the General Conditions of the Contract;*

100

- (2) pay on account thereof upon the Architect's certificate, and within the time stipulated in Article 28 of the General Conditions of the Contract, eighty-five percent (85 %) of the value, proportionate to the amount of the Contract, of the work completed and materials delivered at the site up to and including the last day of the month preceding, as invoiced by the Contractor and approved by the Architect, less the aggregate of previous payments; and
- (3) on completion of the entire work and one day after all lien rights have expired, pay the balance owing under the Contract.
- (b) Notwithstanding the provisions contained in sub-section (2) above:-

_ _ _ _ and __

- (1) if on account of climatic or other conditions reasonably beyond the Contractor's control there are items of work that cannot readily be completed, the payment in full for the work which has been completed shall not be delayed on account thereof, but the Owner may withhold a sufficient and reasonable sum, as determined by the Architect, until the uncompleted work is finished and such sum as will adequately protect the Owner against liens; and
- (2)**where the Architect has issued a certificate confirming that a subcontract made by the Contractor in respect to a portion of the work covered by this Contract has been completed to his satisfaction, the Owner shall, one day after all lien rights under such subcontract have expired but not otherwise, pay to the Contractor, out of the monies then being retained by the Owner? under this Agreement, the balance of the fixed price of such subcontract as certified by the Architect or if there is no specific subcontract price, the balance of the value of the work or materials incorporated in the said building under such subcontract as certified by the Architect.> €×3

ARTICLE A-4

The "General Conditions of the Contract" hereto annexed and signed in duplicate by both parties, and the aforesaid Specifications and Drawings, are all to be read into and form part of this Agreement " and the whole shall constitute the Contract between the parties and it shall enure to the benefit of and be binding upon them and their successors, executors, administrators and, subject to Article 41 of the General Conditions of the Contract, their assigns.

TAL INS

*Include any special provisions with respect to taxes or their rebate in the Supplementary General Conditions. **This paragraph will apply where the relevant lien legislation permits release of holdback on completed subcontracts.

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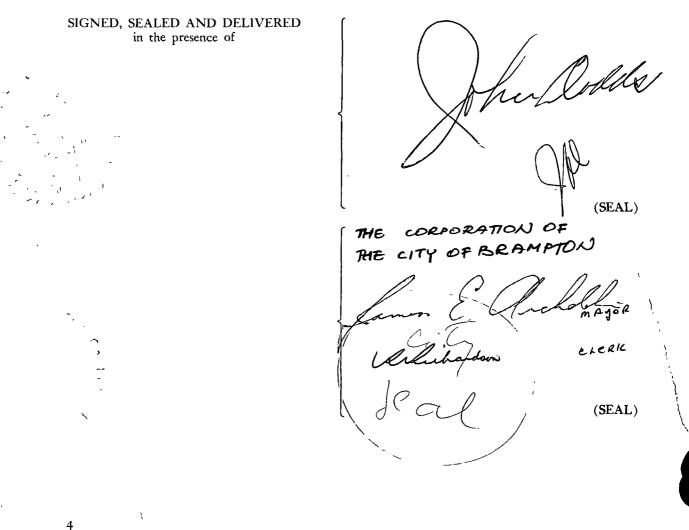
R.A.I.C.-C.C.A. Document No. 12 Revised 1966

ARTICLE A-5

All communications in writing between the parties or between them and the Architect shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Corporation for whom they are intended or if sent by post or by telegram addressed as follows:-

24 Queen Street East	
(street and number)	(post office)
Brampton, Ontario	
371 John Street	
(street and number)	(post office)
Thornhill, Ontario	
87 St. Nicholas Street	
(street and number)	(post office)
Toronto, Ontario	
	(street and number) Brampton, Ontario 371 John Street (street and number) Thornhill, Ontario 87 St. Nicholas Street (street and number)

IN WITNESS WHEREOF the parties hereto have executed this Agreement the day and year first above written.



Schedelle "B set # 18

R A I.C.-C C A Document No. 12 Revised 1966

CANADIAN STANDARD FORM OF CONSTRUCTION CONTRACT

For use ONLY when the work is being done for a

STIPULATED SUM

ALSO

GENERAL CONDITIONS GOVERNING SAME

BY AND BETWEEN

THE CORPORATION OF THE CITY OF BRAMPTON

OWNER

LIMITED TERRAZZO, MOSAIC & TILE - CO. - LTD. COMPANY **CONTRACIOR**

MUNICIPAL SERVICE COMPLEX PROJECT_

DATE MARCH 14, 1974

ALEXANDER B. LEMAN **ARCHITECT**

> Registered under the Copyright Act CANADA 1964

> > Approved by

THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA THE CANADIAN CONSTRUCTION ASSOCIATION 151 Slater Street OTTAWA 4, CANADA

151 O'Connor Street OTTAWA 4, CANADA

and prepared in consultation with

THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA 176 St George Street TORONTO 5, ONTARIO

THE ENGINEERING INSTITUTE OF CANADA 2120 Sherbrooke Street East MONTREAL 2, QUEBEC

RECEIVED MAR 1 8 1974



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	RALC-C.C.A. Document No. 12
	Revised 1966
CANADIAN STANDA	RD FORM
OF	
CONSTRUCTION CO	NTRACT
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For use ONLY when the work is being	done for a
STIPULATED S	IM
and have been a set of the set of	
ALSO	
GENERAL CONDITIONS GOVERN	NING SAME
BY AND BETWEEN	
THE CORPORATION OF THE CITY OF B	RAMPTON
	JGR OWNER
TERRAZZO, MOSAIC & TILE -CO, LTD.	COMPANY LIMITED
PROJECT MUNICIPAL SERVICE COMPLEX	
DATE MARCH 14, 1974	
Αυσγανός το	
ALEXANDER D. LEMAN	RCHITECT
Registered under the Copyright Act CANADA 1964	
Approved by	
THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA THE CAN 151 Slater Street OTTAWA 4, CANADA	ADIAN CONSTRUCTION ASSOCIATION 151 O'Connor Street OTTAWA 4, CANADA
and prepared in consultation with	CONDUCTIVE OF CANADA
THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA THE EN 176 St George Street TORONTO 5, ONTARIO	GINEERING INSTITUTE OF CANADA 2120 Sherbrooke Street East MONTREAL 2, QUEBEC
Describer	
RECEIVED MAR 1 8 1974	[™] ₹

CANADIAN STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

(For use when a stipulated sum forms the basis of payment, and to be used only with the General Conditions of the Contract)

THIS AGREEMENT made in duplicate the FOURTEENTH day of MARCH

in the year Nineteen hundred and SEVENTY-FOUR by and between _____

THE CORPORATION OF THE CITY OF BRAMPTON

herein (and in the General Conditions) called the "Owner",

and

TERRAZZO, MOSAIC AND TILE CO. LTD. COMPANY LIMITED

herein (and in the General Conditions) called the "Contractor",

WITNESSETH: That the Owner and the Contractor undertake and agree as follows:

ARTICLE A-1 The Contractor shall:

(a) provide all the materials and perform all the work shown on the Drawings and described in the Specifications titled

(here insert the caption descriptive of the work as used in the Specifications, and upon the Drawings)

MUNICIPAL SERVICE COMPLEX

Section 9C Resilient Flooring

which have been signed in duplicate by both the parties, and which were prepared by

ALEXANDER B. LEMAN, ARCHITECT

acting as, and herein (and in the General Conditions) titled, the "Architect", and

(b) do and fulfill everything indicated by this Agreement, and

ARTICLE A-2

ľ,

The following is an exact list of the Drawings and Specifications referred to in Article A-1--(Here insert, attaching additional pages if required, a list identifying all contract documents including Drawings, giving drawing number, title, date, revision date or mark, Specifications, giving a list of contents with section numbers and titles, number of pages, and date or revision mark, if any; and clearly identify any modifications to the contract documents if any).

T1 INVITATION TO TENDER T2 INSTRUCTIONS TO BIDDERS T4 BID BOND C1 CONTRACT FORM ,C2 AMENDMENTS TO RAIC DOCUMENT NO. 12 1A GENERAL REQUIREMENTS 1B GENERAL WORK 2B CAISSONS 20 PAVING 3A CONCRETE 3B PRECAST CONCRETE 30 FINISHING CONCRETE 3D CONCRETE - MEZZANINE FLOOR 4A MASONRY 5A STRUCTURAL STEEL 5B STEEL DECK 5C MISCELLANEOUS METALS 6A FINISHED WOODWORK ROUGH WOODWORK 6B BITUMINOUS ROOFING, INSULATION & SHEET METAL 7B 7E CAULKING A8 ALUMINUM WINDOWS & DOORS **OVERHEAD DOORS 8**B METAL WORK 8D PRESSED METAL WORK 8E 8F WOOD DOORS 9A DRYVALL ACOUSTIC TREATMENT 9B 90 RESILIENT FLOORING 9E PAINTING SPECIAL FLOORING 9F 10A MANUFACTURED SPECIALTIES

15AMECHANICAL GENERAL REQUIREMENTS15DPLUMBING & DRAINAGE15CHEATING VENTILATING & AIR CONDITIONING15DFIRE PROTECTION

16A GENERAL ELECTRICAL REQUIREMENTS

DRAWINGS

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SITE PLAN, PLANS, ELEVATIONS

A1-1 A1-2	(4)	FINISHED GRADE PLAN
	(13)	SITE PLAN
A]-3	(3)	SITE SURVEY
A1-5	(6)	ROOF PLAN
A]-6	(11)	FLOOR PLAN-BLOCK A
A1-7	(10)	FLOOR PLAN-BLOCK B
8-1A	(11)	FLOOR PLAN-BLOCK C
A1-9	(11)	FLOOR PLAN - MEZZANINE
A1-10	(9)	ELEVATIONS
A1-11	(8)	ELEVATIONS
A1-12	(9)	CAR WASH & PUMP ISLAND & PLAN & ELEVATIONS
A1-13	(1)	REFLECTED CEILING PLAN

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STAIR DETAILS

A2-1	(2)
A2-2	(-1)
A2-4	(0)
A2-5	(0)

CONSTRUCTION DETAILS

A3-1 A3-2	(2) (1)		A3-23	(0)		A3-46	(0)
			A3-25	(1)		A3-47	(0)
A3-3	(0)		A3-26	(1)		A3-48	(0)
A3-4	(0)		A3-27	(1)		A3-49	$(\tilde{0})$
A3-5	(0)		A3-28	(2)		A3-50	(ŏ)
A3-6	(1)		A3-29	$(\overline{1})$		110 00	(0)
A3-7	(1)		A3-30	(o)			
A3-8	(1)		A3-31	$\begin{pmatrix} 0 \\ 2 \end{pmatrix}$			
A3-9	(0)		A3-32	$\begin{pmatrix} 1 \\ 1 \end{pmatrix}$			
A3-10	(2)		A3-33	$\left\{ \begin{array}{c} 1\\ 1 \end{array} \right\}$			
A3-11	$\left(\begin{array}{c} 2 \\ 2 \end{array}\right)$		A3-35 A3-35				
A3-12	$\begin{pmatrix} 2 \\ 2 \end{pmatrix}$			$\begin{pmatrix} 0 \end{pmatrix}$			
A3-12 A3-13	$\begin{pmatrix} 2 \\ 1 \end{pmatrix}$,	A3-36	(1)			
			A3-37	(1)			
A3-14	(2)		A3-38	(2)			
A3-15	(2)		A3-39	(0)			
A3-16	(1)		A3-40	(1)			
A3-17	(O)		A3-41	(0)			
A3-18	$(\tilde{0})$		A3-42	$(\tilde{0})$			
A3-20	(2)		A3-43	$\begin{pmatrix} 0 \\ 0 \end{pmatrix}$			
A3-21	$\left\langle \begin{array}{c} 2 \\ 1 \end{array} \right\rangle$		A3-44				
A3-22	(1)		A3-45	(0)	/		

DRAWINGS (continued)

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ROOM & DOOR DETAILS

A8-1	(1)	•	A8-25	(0)
A8-3	(2)		A8-26	(0)
A8-8	(2)		A8-27	(0)
A8-9	(2)		A8-28	(1)
A8-10	(3)		A8-29	(1)
A8-11	(3)	•	A8-30	(0)
A8-12	(3)		, A8-31	(1)
A8-13	(2)		A8-32	(0)
A8-14	(1)		A8-33	(1)
A8-15	(3)		A8-34	(0)
A8-16	(2)		A8-35	(0)
A8-18	(4)		A8-36	(0)
A8-19	(2)		A8-37	(0)
A8-21	(1)		A8-38	(0)
A8-22	(1)		A8-39	(0)
A8-23	(4)		A8-40	-
A8-24	(0)		A8-41	(0)

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ROOM FINISH	SCHEDULE
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A8-101 A8-102 A8-103 A8-104	(1) (1) (1) (1) (1)
A8-105 A8-106	
A8-107 A8-108	(1) (1) (1)
A8-109	(2)
A8-110 A8-111	(1) (2)
A8-301	(0)

DOOR SCHEDUL

A8-201 A8-202	(3) 3)
A8-203	Ì	3)
A8-204 A8-205	(2) 2)



*3*9)

DRAWINGS (continued)

ROOFING DETAILS

A4-1	(3)
A4-2	(2)
A4-3	(0)
A4-5	(0)

MISCELLANEOUS & INTERIOR DETAILS

A5-1	(0)	A6-11	(0)
A5-2	(0)	A6-12	$\langle \bar{1} \rangle$
A5-3	(o)	A6-13	ίú
A5-4	ÌΟ	A6-14	(1)
A5-5	ίοj	A6-15	(o)
A5-6	(o)	A6-16	(1)
A5-7	(O)	A6-17	(1)
A5-8	(O)	A6-18	(O)
A5-9	(0)	A6-19	(o)
A5-10	(0)	A6-20	(O)
A5-11	(0)	A6-21	(0)
A5-12	(0)	A6-22	(0)
A6-1	(1)	A6-23	(O)
A6-2	(1)	A6-24	(1)
A6-3	(2)	A6-25	(1)
A6-4	(2)	A6-26	(0)
A6-5	(1)	A6-27	(0)
A6-6	(1)	A6-28	(0)
A6-7	(1)	A6-29	(0)
A6-9	(1)	A6-30	(0)
A6-10	(1)	A6-31	(0)
		A6-32	(0)

MILLWOF	RK DETAILS
A7-1 A7-2	(1)
A7-3	$\begin{pmatrix} 1 \\ 1 \end{pmatrix}$
A7-4 A7-5	(1)
A7-6 A7-7	(1) (0)
A7-8 A7-9	$\begin{pmatrix} 0 \end{pmatrix}$

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ARTICLE A-3

- (a) The Owner shall:-

subject to additions and deductions as provided in the General Conditions of the Contract;*

- (2) pay on account thereof upon the Architect's certificate, and within the time stipulated in Article 28 of the General Conditions of the Contract, eighty five percent (85 %) of the value, proportionate to the amount of the Contract, of the work completed and materials delivered at the site up to and including the last day of the month preceding, as invoiced by the Contractor and approved by the Architect, less the aggregate of previous payments; and
- (3) on completion of the entire work and one day after all lien rights have expired, pay the balance owing under the Contract.
- (b) Notwithstanding the provisions contained in sub-section (2) above:-
 - (1) if on account of climatic or other conditions reasonably beyond the Contractor's control there are items of work that cannot readily be completed, the payment in full for the work which has been completed shall not be delayed on account thereof, but the Owner may withhold a sufficient and reasonable sum, as determined by the Architect, until the uncompleted work is finished and such sum as will adequately protect the Owner against liens; and
 - (2)**where the Architect has issued a certificate confirming that a subcontract made by the Contractor in respect to a portion of the work covered by this Contract has been completed to his satisfaction, the Owner shall, one day after all lien rights under such subcontract have expired but not otherwise, pay to the Contractor, out of the monies then being retained by the Owner under this Agreement, the balance of the fixed price of such subcontract as certified by the Architect or if there is no specific subcontract price, the balance of the value of the work or materials incorporated in the said building under such subcontract as certified by the Architect.

ARTICLE A-4

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The "General Conditions of the Contract" hereto annexed and signed in duplicate by both parties, and the aforesaid Specifications and Drawings, are all to be read into and form part of this Agreement and the whole shall constitute the Contract between the parties and it shall enure to the benefit of and be binding upon them and their successors, executors, administrators and, subject to Article 41 of the General Conditions of the Contract, their assigns.



^{*}Include any special provisions with respect to taxes or their rebate in the Supplementary General Conditions. **This paragraph will apply where the relevant lien legislation permits release of holdback on completed subcontracts.

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R.A.I.C.-C.C.A. Document No. 12 Revised 1966

ARTICLE A-5

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All communications in writing between the parties or between them and the Architect shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Corporation for whom they are intended or if sent by post or by telegram addressed as follows:-

24 Queen Street East The Owner at ... (street and number) (post office) Brampton, Ontario 900 Keele Street The Contractor at (street and number) (post office) Toronto, Ontario The Architect at 87 St. Nicholas Street (post office) (street and number) Toronto, Ontario IN WITNESS WHEREOF the parties hereto have executed this Agreement the day and year first above written. & as parmi SIGNED, SEALED AND DELIVERED in the presence of ERRAZZO, MOSAIC & TILE CO. LTD // TERRAZZO, Mary (SEAL) THE CORPORATION OF THE CIT OF IPTON n Agor CLERK (SEAL)

RALC CCA Document No. 12 Revised 1966

LIMITED

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OWNER

CONTRACTOR

CANADIAN STANDARD FORM

CONSTRUCTION CONTRACT

For use ONLY when the work is being done for a

STIPULATED SUM

GENERAL CONDITIONS GOVERNING SAME

ALSO

BY AND BETWEEN

THE CORPORATION OF THE CITY OF BRAMPTON

VTURE METAL CRAFT LATY. VENTURE METALCRAFTS

MUNICIPAL SERVICE COMPLEX

PROIEC

FEBRUARY -25, 1974

ALEXANDER B. LEMAN ARCHITECT

Registered under the Copyright Act CANADA 1964

Approced by THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Slater Street OTTAWA 4, CANADA 151 O'Connor Street OTTAWA 4, CANADA

and prepared in consultation with

THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA 176 St. George Street TORONTO 5, ONTARIO THE ENGINEERING INSTITUTE OF CANADA 2120 Sherbrooke Street East MONTREAL 2, QUEBEC

Schedule "C"

R.A.I.C.-C.C.A. Document No. 12 Revised 1966

CANADIAN STANDARD FORM of CONSTRUCTION CONTRACT

For use ONLY when the work is being done for a

STIPULATED SUM

ALSO

GENERAL CONDITIONS GOVERNING SAME

BY AND BETWEEN

THE CORPORATION OF THE CITY OF BRAMP	PTON
-VENTURE METAL CRAFT LATD. VENTURE META	OWNER
	CONTRACTOR
PROJECT MUNICIPAL SERVICE COMPLEX	
DATE FEBRUARY-25, 19	1974 A CA
	l.
ALEXANDER B. LEMAN	ARCHITECT
Registered under the Co CANADA 1964	opyright Act
Approved by	,
THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Slater Street OTTAWA 4, CANADA	THE CANADIAN CONSTRUCTION ASSOCIATION 151 O'Connor Street OTTAWA 4, CANADA
-and prepared in consul	tation with
THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA 176 St George Street TORONTO 5, ONTARIO	THE ENGINEERING INSTITUTE OF CANADA 2120 Sherbrooke Street East MONTREAL 2, QUEBEC

1

CANADIAN STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

(For use when a stipulated sum forms the basis of payment, and to be used only with the General Conditions of the Contract)

THIS AGREEMENT made in duplicate the _____ 25th ____ day of _____ February

seventy-four by and between in the year Nineteen hundred and.....

The Corporation of the City of Brampton

herein (and in the General Conditions) called the "Owpe

ENTURE METALCRAFTS LIMITED

herein (and in the General Conditions) called the "Contractor" WITNESSETH. That the Owner and the Contractor undertake and agree as follows.

ARTICLE A-1 The Contractor shall:

(a) provide all the materials and perform all the work shown on the Drawings and described in the Specifications titled

(here insert the caption descriptive of the work as used in the Specifications, and upon the Drawings)

Municipal Service Complex

which have been signed in duplicate by both the parties, and which were prepared by

Alexander B. Leman, Architect

acting as, and herein (and in the General Conditions) titled, the "Architect", and

- (b) do and fulfill everything indicated by this Agreement, and
- (c) complete substantial/y/as certified/by the Architect, all the work by the thirtieth. day of April AAY /19_74_.

(here insert the date of completion, and stipplations as to liquidated damages, and bonus if any)

R.A I C.-C C A. Document No. 12 Revised 1966

ARTICLE A-2

The following is an exact list of the Drawings and Specifications referred to in Arricle A-1.— (Here insert, attaching additional pages if required, a list identifying all contract documents including Drawings, giving drawing number, title, date, revision date or mark; Specifications, giving a list of contents with section numbers and titles, number of pages, and date or revision mark, if any; and clearly identify any modifications to the contract documents if any).

Specifications

Tendering Data

T.]	Invitation to Tender
T.2	Instructions to Bidders
T.3	Tender Proposal Form # TENDER DAND NAUM 222
T.4	Tender Proposal Form # TENDER DANIO JANUAR, 22 Bid Bond Luciona Appendix A

Contract Data

C.1	Contract Fo	orm				
C.2	Amendments	to	RAIC	Document	No.	12

General Requirements

1A	General	Requirements
1B	General	Work

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. 5C Miscellaneous Metals

Drawings

A1-6	(10)	Floor Plan-Block A
A1-7	(9)	Floor Plan-Block B
A1-8	(10)	Floor Plan-Block C
A1-9	(10)	Floor Plan-Mezzanine
A1-10	(8)	Elevations
A1-11	(8)	Elevations
A1-12	(9)	Car Wash & Pump Island Plan & Elevations
A1-6	(10A)	Floor Plan-Block A
A1-7	(9A)	Floor-Plan-Block B
A1-8	(10A)	Floor Plan-Block C
A1-9	(10A)	Floor Plan-Mezzanine

	-	2 -		,
	DRAWING	S		
	A3-100	(0)	Support For Exterior Window Frames
1	S1 S2	(8 (6))	Foundation Plan High and Low Roof (+Mezzanine) Framing Plan-Block A
	S3 S4 S5	(5 (5 (6)))	High Roof Framing Plan-Block B High Roof Framing Plan-Block C Mezzanine Floor Framing Plan Blocks
	S6 S7 S8 S9	(6 (5 (3)))	B and C Details General Notes Standard Details Car Wash Building and Various Mechanical Pit Details
	A2-1 A2-2	(2 (1))	Stair No. 1 Plans, Sections, Det. Stair No. 3 (Room No. 50) Plans, Sections
	A2-4 A2-5	(0 (0)	and Details Stair No. 4 and No. 5 Plans and Section Stair Detail Typical for Stairs No. 3, 4, and 5
• • •	A3-1 A3-6 A3-2 A3-12 A3-15 A3-25 A3-26 A3-27 A3-28	(2) (1) (1) (1) (1) (1) (1) (2)))))))))	Edge of Mezzanine Floor Intersecting of Masonry Walls Detail at Line F and 80 Loading Dock Floor Plan Corner Details @ Loading Dock Wall at Line L, Wall at Line G Mezzanine Typical Anchorage of Masonry Walls at Steel Deck Typical Seal of 6" and 4" Masonry Walls at Steel Decks Detail of Masonry Wall at Car Wash
	A3-32 A3-36 A3-37 A3-38 A3-39 A3-44	(1 (1 (1 (0 (0))))	Flashing Details at Corner JJ4 and 56 Sections at Loading Dock Section and Elevation of Louver at 56 and H4 Section through Mezzanine at Line 88 Corner at 80 and F on Mezzanine Floor Steel Deck Ceiling Over Rooms No. 25, 26, 27,
/	A3-45 A3-46 A3-48 A3-49	(0 (0 (0 (0)))	33, 38, and 73 Junction at H4/32 Window Head at Lunch Room Stair at Loading Dock Railing at Mezzanine Corridor No. 2
	A5-1 A5-2	(0 (0))	Closure at Stair Well Movable Anchorage of Window Frames
	A6-19	(0)	Elevation of Ladders in Electrical Room

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DRAWINGS

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A8-9 A8-11	(2)	Door Frame Diagramme
A8-11	(2)	Vertical Section Through Overhead Door
	_		and Panel
A8-13	())	Vertical Section Through Main Door and
			Panel
A8-18	(4)	Vertical Section Window Frame
A8-23	(4	Ś	Section Through Window Frame
		{	
A8-33)	Typical Glazed Patition at Mezzanine
A8-41	(0)	Lintel Schedule
	•	•	

Door Schedule Abbreviations '

A8-201	(2)	Door Schedule
A8~202	(2)	Door Schedule
A8-203	())	Door Schedule
A8-204	(1)	Door Schedule

- 3 -

R.A.I.C.-C.C.A. Document No. 12 Revised 1966

ARTICLE A-3

(a) The Owner shall:-

(1) pay the Contractor in lawful money	of Canada for the w	ork aforesaid Twenty three	
thousand, one hundred and	twenty nine		
and	00	dollars (\$23,129.00)
	100		,

subject to additions and deductions as provided in the General Conditions of the Contract;*

- (2) pay on account thereof upon the Architect's certificate, and within the time stipulated in Article 28 of the General Conditions of the Contract, percent (%) of the value, proportionate to the amount of the Contract, of the work completed and materials delivered at the site up to and including the last day of the month preceding, as invoiced by the Contractor and approved by the Architect, less the aggregate of previous payments; and
- (3) on completion of the entire work and one day after all lien rights have expired, pay the balance owing under the Contract.
- (b) Netwithstanding the provisions contained in sub-section (2) above:-
 - (1) if on account of climatic or other conditions reasonably beyond the Contractor's control there are items of work that cannot readily be completed, the payment in full for the work which has been completed shall not be delayed on account thereof, but the Owner may withhold a sufficient and reasonable sum, as determined by the Architect, until the uncompleted work is finished and such sum as will adequately protect the Owner against liens; and $e^{i\theta}$
 - (2)**where the Architect has issued a certificate confirming that a subcontract made by the Contractor in respect to a portion of the work covered by this Contract has been completed to his satisfaction, the Owner shall, one day after all lien rights under such subcontract have expired but not otherwise, pay to the Contractor, out of the monies then being retained by the Owner under this Agreement, the balance of the fixed price of such subcontract as certified by the Architect or if there is no specific subcontract price, the balance of the value of the work or materials incorporated in the said building under such subcontract as certified by the Architect.

ARTICLE A-4

The "General Conditions of the Contract" hereto annexed and signed in duplicate by both parties, and the aforesaid Specifications and Drawings, are all to be read into and form part of this Agreement and the whole shall constitute the Contract between the parties and it shall enure to the benefit of and be binding upon them and their successors, executors, administrators and, subject to Article 41 of the General Conditions of the Contract, their assigns.



^{*}Include any special provisions with respect to taxes or their rebate in the Supplementary General Conditions. **This paragraph will apply where the relevant lien legislation permits release of holdback on completed subcontracts.

R.A.I.C -C C.A Document No. 12 Revised 1966

ARTICLE A-5

4

All communications in writing between the parties or between them and the Architect shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Corporation for whom they are intended or if sent by post or by telegram addressed as follows:-

The Owner at 24 Queen Street East		
	(street and number)	(post office)
	Brampton, Ontario	
The Contractor at	262 Toryork Drive	
	(street and number)	(post office)
	Weston, Ontario	
The Architect at	87 St. Nicholas Street	
	(street and number)	(post office)
	Toronto, Ontario, M4Y IW8	

IN WITNESS WHEREOF the parties hereto have executed this Agreement the day and year first above written.

SIGNED, SEALED AND DELIVERED in the presence of VENTURE METALCRAFTS LIMITED (SEAL) THE CORPORATION OF THE 5 CITY OF BRA MPTON MAyor NA ames Relichand. \sim eLeRIC (SEAL)

CANADIAN STANDARD FORM

CONSTRUCTION CONTRACT

OF

For use ONLY when the work is being done for a \bigcirc

STIPULATED SUM

ALSO

GENERAL CONDITIONS GOVERNING SAME

BY AND BETWEEN

THE CORPORATION OF THE CITY OF BRAMPTON

OWNER

CONTRACTOR

rised 1966

DURON ONTARIO LTD

PROJECT MUNICIPAL SERVICE COMPLEX

DATE March 14, 1974

ALEXANDER B. LEMAN

Registered under the Copyright Act CANADA 1964

Approved by

THE ROYAL ARCHITECTURAL INSTITUTE OF CANADA 151 Slater Street 151 O'Connor Street 0TTAWA 4, CANADA 0TTAWA 4, CANADA

and prepared in consultation with

 THE ASSOCIATION OF CONSULTING ENGINEERS OF CANADA
 THE ENGINEERING INSTITUTE OF CANADA

 176 St. George Street
 2120 Sherbrooke Street East

 TORONTO 5, ONTARIO
 MONTREAL 2, QUEBEC

RECEIVED MAR 1 8 1974

R A.I.C.-C.C.A. Document No. 12 Revised 1966

1

CAMADIAN STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

(For use when a stipulated sum forms the basis of payment, and to be used only with the General Conditions of the Contract)

THIS AGREEMENT made in duplicate the FOURTEENTH day of MARCH		
in the year Nineteen hundred and SEVENTY-FOUR by and between		
THE CORPORATION OF THE CITY OF BRAMPTON		
herein (and in the General Conditions) called the "Owner",		

and

DURON CONTARIO LTD.

herein (and in the General Conditions) called the "Contractor",

WITNESSETH: That the Owner and the Contractor undertake and agree as follows:

ARTICLE A-1 The Contractor shall.

(a) provide all the materials and perform all the work shown on the Drawings and described in the Specifications titled

(here insert the caption descriptive of the work as used in the Specifications, and upon the Drawings)

MUNICIPAL SERVICE COMPLEX

Section 3C Concrete Finishing Section 3D Concrete Mezzanine Floor Section 9F Seamless Flooring

which have been signed in duplicate by both the parties, and which were prepared by

ALEXANDER B. LEMAN, ARCHITECT

acting as, and herein (and in the General Conditions) titled, the "Architect", and

- (b) do and fulfill everything indicated by this Agreement, and

ARTICLE A-2

The following is an exact list of the Drawings and Specifications referred to in Article A-1:--(Here insert, attaching additional pages if required, a list identifying all contract documents including Drawings, giving drawing number, title, date, revision date or mark, Specifications, giving a list of contents with section numbers and titles, number of pages, and date or revision mark, if any; and clearly identify any modifications to the contract documents if any).

T1	INVITATION TO TENDER
T2	INSTRUCTIONS TO BIDDERS
T4	BID BOND
C1	CONTRACT FORM
C2	AMENDMENTS TO RAIC DOCUMENT NO. 12
1A	GENERAL REQUIREMENTS
1B	GENERAL WORK
2B	CAISSONS
2C	PAVING
3A	CONCRETE
3B	PRECAST CONCRETE
3C	FINISHING CONCRETE
3D	CONCRETE - MEZZANINE FLOOR
4A	MASONRY
5A	STRUCTURAL STEEL
5B	STEEL DECK
5C	MISCELLANEOUS METALS
6A	FINISHED WOODWORK
6B	ROUGH WOODWORK
7B 7E	BITUMINOUS ROOFING, INSULATION & SHEET METAL CAULKING
8A	ALUMINUM WINDOWS & DOORS
8B	OVERHEAD DOORS
8D	METAL WORK
8E	PRESSED METAL WORK
8F	WOOD DOORS
9A	DRYWALL
9B	ACOUSTIC TREATMENT
9C	RESILIENT FLOORING
9E	PAINTING
9F	SPECIAL FLOORING
1 0A	MANUFACTURED SPECIALTIES
15A	MECHANICAL GENERAL REQUIREMENTS
15B	PLUMBING & DRAINAGE
15C	HEATING VENTILATING & AIR CONDITIONING
15D	FIRE PROTECTION
16A	GENERAL ELECTRICAL REQUIREMENTS

DRAWINGS

.

SITE PLAN, PLANS, ELEVATIONS

1-1A	(4)	FINISHED GRADE PLAN
A1-2	(13)	SITE PLAN
A1-3	(3)	SITE SURVEY
A1-5	(6)	ROOF PLAN
A1-6	(11)	FLOOR PLAN-BLOCK A
A1-7	(10)	FLOOR PLAN-BLOCK B
A1-8	(11)	FLOOR PLAN-BLOCK C
A1-9	(11)	FLOOR PLAN - MEZZANINE
A1-10	(9)	ELEVATIONS
A1-11	(8)	ELEVATIONS
A1-12	(9)	CAR WASH & PUMP ISLAND & PLAN & ELEVATIONS
A1-13	(1)	REFLECTED CEILING PLAN

STAIR DETAILS

A2-1	(2)
A2-2	(-1)
A2-4	(0)
A2-5	(0)

CONSTRUCTION DETAILS

A3-1 A3-2	(2)	A3-23	$\begin{pmatrix} 0 \end{pmatrix}$	A3-46 (0)
A3-3		A3-25		A3-47 (0)
A3-4	$\begin{pmatrix} 0 \end{pmatrix}$	A3-26		A3-48 (0)
	(0)	A3-27	(1)	A3-49 (O)
A3-5		A3-28	(2)	A3-50 (O)
A3-6		A329	(1)	
A3-7		A3-30	(0)	
A3-8	(1)	A3-31	(2)	
A3-9	(0)	A3-32	(T)	
A3-10	(2)	A3-33	(1)	
A3-11	(2)	A3-35	(0)	
A3-12	(2)	A3-36	$\langle \tilde{1} \rangle$	
A3-13	(1)	A3-37	<i>i</i> ii	. •
A3-14	(2)	A3-38	$\left(\begin{array}{c}2\\2\end{array}\right)$	
A3-15	(2)	A3-39	(0)	
	•			
A3-16	$\begin{pmatrix} 1 \\ \end{pmatrix}$	A3-40	$\begin{pmatrix} 1 \end{pmatrix}$	
A3-17	(0)	A3-41	(0)	
A3-18	(0)	A3-42	(0)	
A3-20	(2)	A3-43	(0)	
A3-21	(1)	A3-44	(1)	
A3-22	(1)	A3-45	(0)	
	· ·		• /	

DRAWINGS (continued)

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ROOM & DI	UOR D	ETI	AT.	LS
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A8-1	(1)	A8-25	(0)
A8-3	(2)	A8-26	(0)
A8-8	(2)	A8-27	(0)
A8-9	(2)	A8-28	(1)
A8-10	(3)	A8-29	(1)
A8-11	(3)	A8-30	(0)
A8-12	(3)	A8-31	(1)
A8-13	(2)	. A8-32	(0)
A8-14	(1)	A8-33	(1)
A8-15	(3)	A8-34	(0)
A8-16	(2)	A8-35	(0)
A8-18	(4)	A8-36	(0)
A8-19	(2)	A8-37	(0)
A8-21	(1)	A8-38	(0)
A8-22	(1)	A8-39	(0)
A8-23	(4)	A8-40	-
A8-24	(0)	A8-41	(0)

ROOM FINISH SCHEDULE

A8-101 A8-102 A8-103 A8-104	(1) (1) (1) (1)
A8-105	(1)
A8-106 A8-107	(1)
A8-108 A8-109	(1) (2) (1)
A8-110 A8-111	(2)
A8-301	(0)

DOOR SCHEDULE

A8-201	(3)
A8-202	(3)
A8-203	(3)
A8-204	(2)
A8-205	(2)

DRAWINGS (continued)

ROOFING DETAILS

A4-1	(3)
A4-2	(2)
A4-3	(0)
A4-5	(0)

MISCELLANEOUS & INTERIOR DETAILS

A5-1	(0)	
A5-2	(0)	
A5-3	(0)	
A5-4	(0)	
A5-5	(0)	
A5-6	(0)	
A5-7	(0)	
A5-8	(0) (0) (0) (0) (0) (0) (0)	
A5-9	(0)	
A5-10	(0) (0)	
A5-11	(0)	
A5-12	(0)	
A6-1	(1)	
A6-2	(1)	
A6-3	(2)	
A6-4	(1) (2) (2) (1)	
A6-5	(1)	
A6-6	(1)	
A6-7	(1)	
A6-9	(0) (1) (1) (1) (1) (1) (1)	
A6-10	(1)	

A6-11 A6-12 A6-13 A6-14 A6-15 A6-16 A6-17 A6-18 A6-19 A6-20 A6-21 A6-22 A6-23 A6-23 A6-24 A6-25 A6-25 A6-26 A6-27 A6-28 A6-29	(0) (1) (1) (0) (1) (0)
A6-28	(0) (0) (0) (0) (0)

MILLWORK	DETAILS
A7-1	(1)
A7-2	(1)
A7-3	(1)
A7-4	$\begin{pmatrix} 1 \end{pmatrix}$
A7-5	$\begin{pmatrix} 0 \end{pmatrix}$
A7-6 A7-7	(1)
A7-7	(0)
A7-9	$\begin{pmatrix} 0 \\ 0 \end{pmatrix}$
	\ \ \



R.A.I.C.-C C.A. Document No. 12 Revised 1966

ARTICLE A-3

(a) The Owner shall:-

(1) pay the Contractor in lawful money of thousand, five hundred an	of Canada fo d thirty	r the work af dollars a	oresaid and no	twenty cents	-five	2	
and	00	d	ollars (§2	5,530.	00)	

subject to additions and deductions as provided in the General Conditions of the Contract;*

- (2) pay on account thereof upon the Architect's certificate, and within the time stipulated in Article 28 of the General Conditions of the Contract, eighty-five percent (85%) of the value, proportionate to the amount of the Contract, of the work completed and materials delivered at the site up to and including the last day of the month preceding, as invoiced by the Contractor and approved by the Architect, less the aggregate of previous payments; and
- (3) on completion of the entire work and one day after all lien rights have expired, pay the balance owing under the Contract.
- (b) Notwithstanding the provisions contained in sub-section (2) above:-
 - (1) if on account of climatic or other conditions reasonably beyond the Contractor's control there are items of work that cannot readily be completed, the payment in full for the work which has been completed shall not be delayed on account thereof, but the Owner may withhold a sufficient and reasonable sum, as determined by the Architect, until the uncompleted work is finished and such sum as will adequately protect the Owner against liens; and
 - (2)**where the Architect has issued a certificate confirming that a subcontract made by the Contractor in respect to a portion of the work covered by this Contract has been completed to his satisfaction, the Owner shall, one day after all lien rights under such subcontract have expired but not otherwise, pay to the Contractor, out of the monies then being retained by the Owner under this Agreement, the balance of the fixed price of such subcontract as certified by the Architect or if there is no specific subcontract price, the balance of the value of the work or materials incorporated in the said building under such subcontract as certified by the Architect.

ARTICLE A-4

The "General Conditions of the Contract" hereto annexed and signed in duplicate by both parties, and the aforesaid Specifications and Drawings, are all to be read into and form part of this Agreement and the whole shall constitute the Contract between the parties and it shall enure to the benefit of and be binding upon them and their successors, executors, administrators and, subject to Article 41 of the General Conditions of the Contract, their assigns.

3

^{*}Include any special provisions with respect to taxes or their rebate in the Supplementary General Conditions. **This paragraph will apply where the relevant lien legislation permits release of holdback on completed subcontracts.

R.A.I.C.-C.C.A. Document No. 12 Revised 1966

ARTICLE A-5

All communications in writing between the parties or between them and the Architect shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Corporation for whom they are intended or if sent by post or by telegram addressed as follows:-

	24 Queen Street East (street and number)	(post office)
	Brampton, Ontario	
The Contractor at	180 Belfield	
	(street and number)	(post office)
	Rexdale, Ontario	
The Architect at	87 St. Nicholas Street	
	(street and number)	(post office)
	Toronto, Ontario, M4Y IW8	
	Rhan	dow cleric
N D		
14		(SEAL
	DURON ONTARIO	
hrach	DURON ONTARI	
hrache Vice - 1	DURON ONTARIO	
Anache Vice - 7 Derron M	DURON ONTARIA	(SEAL
prache Vice - T Derran On	DURON ONTARIA	
Anache Vice - T Duran M	DURON ONTARIA	

(SEAL)

CANADIAN STANDARD FORM

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A. D

Document d 1966

CONSTRUCTION CONTRACT

OF

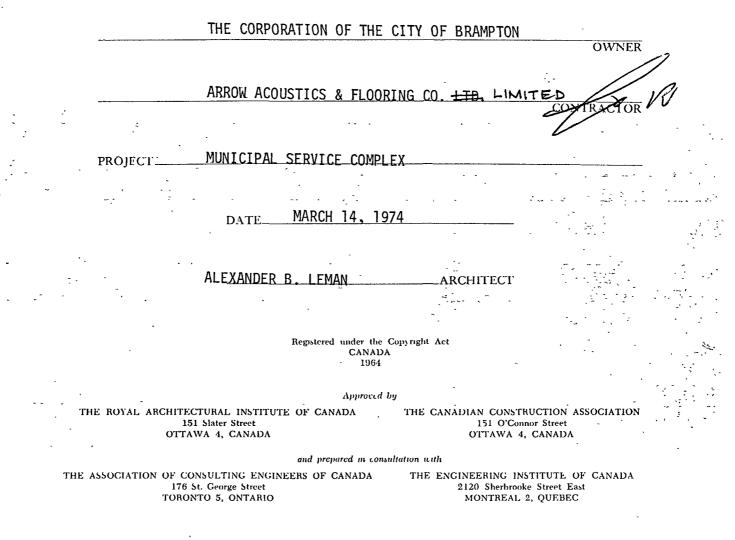
For use ONLY when the work is being done for a

STIPULATED SUM

ALSO

GENERAL CONDITIONS GOVERNING SAME

BY AND BETWEEN



RECEIVED MAR 1 8 1974

CANADIAN STANDARD FORM OF AGREEMENT BETWEEN OWNER AND CONTRACTOR

(For use when a stipulated sum forms the basis of payment, and to be used only with the General Conditions of the Contract)

THIS AGREEMENT made in duplicate the FOURTEENTH day of MARCH

in the year Nineteen hundred and SEVENTY-FOUR by and between

THE CORPORATION OF THE CITY OF BRAMPTON

herein (and in the General Conditions) called the "Owner",

and .

ARROW ACOUSTICS & FLOORING CO. LTF. LIMITES

herein (and in the General Conditions) called the "Contractor",

WITNESSETH: That the Owner and the Contractor undertake and agree as follows:

ARTICLE A-1 The Contractor shall:

(a) provide all the materials and perform all the work shown on the Drawings and described in the Specifications titled

(here insert the caption descriptive of the work as used in the Specifications, and upon the Drawings)

MUNICIPAL SERVICE COMPLEX

Section 9A Drywall Section 9B Acoustic Treatment

which have been signed in duplicate by both the parties, and which were prepared by

And the state of the second second

ALEXANDER B. LEMAN, ARCHITECT

acting as, and herein (and in the General Conditions) titled, the "Architect", and

(b) do and fulfill everything indicated by this Agreement, and

(c) complete substantially as certified by the Architect, all the work by the <u>31st</u> day of <u>MAY</u> <u>1974</u>. (here insert the date of completion, and stipulations as to liquidated damages, and bonus if any)

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ARTICLE A-2

The following is an exact list of the Drawings and Specifications referred to in Article A-1:-(Here insert, attaching additional pages if required, a list identifying all contract documents including Drawings, giving drawing number, title, date, revision date or mark, Specifications, giving a list of contents with section numbers and titles, number of pages, and date or revision mark, if any; and clearly identify any modifications to the contract documents if any).

T 1	INVITATION TO TENDER
T2	INSTRUCTIONS TO BIDDERS
T4	BID BOND
C1	CONTRACT FORM
C2	AMENDMENTS TO RAIC DOCUMENT NO. 12
1A [.]	GENERAL REQUIREMENTS
1B	GENERAL WORK
2B	CAISSONS
2C	PAVING
3A	CONCRETE
3B	PRECAST CONCRETE
3C	FINISHING CONCRETE
3D	CONCRETE - MEZZANINE FLOOR
4A	MASONRY
5A	STRUCTURAL STEEL
5B	STEEL DECK
5C	MISCELLANEOUS NETALS
6A	FINISHED WOODWORK
6B	ROUGH WOODWORK
7B 7E	BITUMINOUS ROOFING, INSULATION & SHEET METAL CAULKING
~_8A	ALUMINUM WINDOWS & DOORS
8B	OVERHEAD DOORS
8D	METAL WORK
8E	PRESSED METAL WORK
8F	WOOD DOORS
9A	DRYWALL
9B	ACOUSTIC TREATMENT
9C	RESILIENT FLOORING
9E	PAINTING
9F	SPECIAL FLOORING
AOL	MANUFACTURED SPECIALTIES
15A	MECHANICAL GENERAL REQUIREMENTS
15B	PLUMBING & DRAINAGE
15C	HEATING VENTILATING & AIR CONDITIONING
15D	FIRE PROTECTION
16A	GENERAL ELECTRICAL REQUIREMENTS

DRAWINGS

SITE PLAN, PLANS, ELEVATIONS

A1-1	(4)	FINISHED GRADE PLAN.
A1-2	(13)	SITE PLAN
A1-3	(3)	SITE SURVEY
A1-5	(6)	ROOF PLAN
A'I-6	(11)	FLOOR PLAN-BLOCK A
A1-7	(10)	FLOOR PLAN-BLOCK B
8- FA	(11)	FLOOR PLAN-BLOCK C
A1-9	(11)	FLOOR PLAN – MEZZANINE
A1-10	(9)	ELEVATIONS
A1-11	(8)	ELEVATIONS
A1-12	(9)	CAR WASH & PUMP ISLAND & PLAN & ELEVATIONS
A1-13	())	REFLECTED CEILING PLAN

STAIR DETAILS

A2-1	(2)
A2-2	(- 1)
A2-4	(0)
A2-5	(0)

CONSTRUCTION DETAILS

A3-1 A3-2 A3-3 A3-4 A3-5 A3-6 A3-7 A3-8 A3-9 A3-10 A3-11	$ \begin{array}{c} (2)\\ (1)\\ (0)\\ (0)\\ (1)\\ (1)\\ (1)\\ (2)\\ (2)\\ (2) \end{array} $	A3-25 A3-25 A3-26 A3-27 A3-28 A3-29 A3-30 A3-30 A3-31 A3-32 A3-33 A3-33	$\begin{pmatrix} 0 \\ 1 \\ 1 \end{pmatrix}$ $\begin{pmatrix} 1 \\ 1 \end{pmatrix}$ $\begin{pmatrix} 2 \\ 1 \\ 0 \end{pmatrix}$ $\begin{pmatrix} 2 \\ 1 \\ 1 \end{pmatrix}$ $\begin{pmatrix} 0 \\ 1 \end{pmatrix}$ $\begin{pmatrix} 1 \\ 0 \end{pmatrix}$	A3-46 A3-47 A3-48 A3-49 A3-50	(0) (0) (0) (0)
A3-11 A3-12 A3-13 A3-14 A3-15 A3-16 A3-17 A3-18 A3-20	<pre>(2) (2) (1) (2) (2) (1) (0) (0) (2)</pre>	A3-35 A3-36 A3-37 A3-38 A3-39 A3-40 A3-41 A3-41 A3-42 A3-43	$\begin{pmatrix} 0 \\ 1 \\ 1 \\ 2 \\ 0 \\ 1 \\ 0 \\ 0 \\ 0 \\ 0 \\ 0 \\ 0 \\ 0 \\ 0$		
A3-21 A3-22	(1) (1)	A3-44 A3-45	(1) (0)		

DRAWINGS (continued)

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ROOM & DOOR DETAILS

A8-1 (1) $A8-3$ (2) $A8-8$ (2) $A8-9$ (2) $A8-10$ (3) $A8-10$ (3) $A8-10$ (3) $A8-11$ (3) $A8-12$ (3) $A8-12$ (3) $A8-13$ (2) $A8-13$ (2) $A8-15$ (3) $A8-16$ (2) $A8-16$ (2) $A8-19$ (2) $A8-21$ (1) $A8-22$ (1) $A8-23$ (4) $A8-24$ (0)	A8-26 A8-27 A8-29 A8-30 A8-31 A8-32 A8-33 A8-33 A8-34 A8-35 A8-36 A8-37 A8-38 A8-39 A8-40 A8-41	(0) (0) (1) (0) (1) (0) (0) (0) (0) (0) (0) (0)
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ROOM FINISH SCHEDULE

A8-101 A8-102 A8-103	(1) (1) (1)
A8-104	(1)
A8-105	(1)
A8-106	(1)
A8-107	(1)
A8-108	(1)
A8-109	(2)
A8-110	(1)
A8-111	(2)
A8-301	(0)

DOOR SCHEDULE

A8-201	(3)	
A8-202	(3)	
A8-203	(3)	
A8-204	(2)	
A8-205	(2)	

DRAWINGS (continued)

ROOFING DETAILS

A4-1	(3)
A4-2	(2)
A4-3	(0)
A4-5	(0)



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MISCELLANEOUS & INTERIOR DETAILS

A5-1	(0)	A6-11	(0)
A5-2	(0)	A6-12	(1)
A5-3	(0)	A6-13	(1)
A5-4	(0)	A5-14	(1)
A55	(0)	AG-15	(O)
A5-6	(0)	A6-16	(1)
A5-7	(0)	A6-17	(1)
A5-8	(0)	A6-18	(O)
A5-9	(0)	A6-19	(O)
A5-10	(0)	A6-20	(0)
A5-11	(0)	A6-21	(0)
A5-12	(0)	A6-22	(0)
A6-1	(1)	A6-23	(0)
A6-2	(1)	A6-24	(1)
A6-3	(2)	A6-25	(1)
A6-4	(2)	A6-26	(0)
A6-5	(1)	A6-27	(0)
A6-6	(1)	A6-28	(0)
A6-7	(1)	A6-29	(0)
A6-9	(1)	A6-30	(0)
A6-10	(1)	A6-31	(0)
		A6-32	(0)

MILLWORK DETAILS

A7-1	(1)
A7-2	$\begin{pmatrix} 1 \end{pmatrix}$
A7-3	$\begin{pmatrix} 1 \end{pmatrix}$
A7-4	$\begin{pmatrix} 1 \end{pmatrix}$
A7-5	$\begin{pmatrix} 0 \end{pmatrix}$
A7-6	$\begin{pmatrix} 1 \end{pmatrix}$
A7-7	$\begin{pmatrix} 0 \end{pmatrix}$
A7-8	$\begin{pmatrix} 0 \end{pmatrix}$
A7-9	(0)

ARTICLE A-3



(a) The Owner shall:-

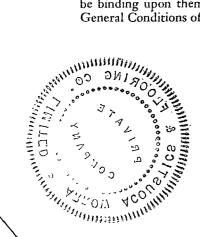
(1) pay the Contractor in lawful money of Canada for the work aforesaid twenty	
three thousand, five hundred and seventy-four dollars and no	
cents	
and 00 dollars (\$23,574,00)
100	,

subject to additions and deductions as provided in the General Conditions of the Contract;*

- (2) pay on account thereof upon the Architect's certificate, and within the time stipulated in Article 28 of the General Conditions of the Contract, eighty five percent (85%) of the value, proportionate to the amount of the Contract, of the work completed and materials delivered at the site up to and including the last day of the month preceding, as invoiced by the Contractor and approved by the Architect, less the aggregate of previous payments; and
- (3) on completion of the entire work and one day after all lien rights have expired, pay the balance owing under the Contract.
- (b) Notwithstanding the provisions contained in sub-section (2) above:-
 - (1) if on account of climatic or other conditions reasonably beyond the Contractor's control there are items of work that cannot readily be completed, the payment in full for the work which has been completed shall not be delayed on account thereof, but the Owner may withhold a sufficient and reasonable sum, as determined by the Architect, until the uncompleted work is finished and such sum as will adequately protect the Owner against liens; and
 - (2)**where the Architect has issued a certificate confirming that a subcontract made by the Contractor in respect to a portion of the work covered by this Contract has been completed to his satisfaction, the Owner shall, one day after all hen rights under such subcontract have expired but not otherwise, pay to the Contractor, out of the monies then being retained by the Owner under this Agreement, the balance of the fixed price of such subcontract as certified by the Architect or if there is no specific subcontract price, the balance of the value of the work or materials incorporated in the said building under such subcontract as certified by the Architect.

ARTICLE A-4

The "General Conditions of the Contract" hereto annexed and signed in duplicate by both(parties, and the aforesaid Specifications and Drawings, are all to be read into and form part of this Agreement and the whole shall constitute the Contract between the parties and it shall enure to the benefit of and be binding upon them and their successors, executors, administrators and, subject to Article 41 of the General Conditions of the Contract, their assigns.



*Include any special provisions with respect to taxes or their rebate in the Supplementary General Conditions. **This paragraph will apply where the relevant lien legislation permits release of holdback on completed ubcontracts.

R.A.I.C.-C C.A. Document No. 12 Revised 1966

ARTICLE A-5

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All communications in writing between the parties or between them and the Architect shall be deemed to have been received by the addressee if delivered to the individual or to a member of the firm or to an officer of the Corporation for whom they are intended or if sent by post or by telegram addressed as follows.-

The Owner at	24 Queen Street	East	
		(street and number)	(post office)
	Brampton, Ontari	io	
The Contractor at	480 Garyray I	Drive	`
		(street and number)	(post office)
	Weston, Ontario	0	
The Architect at .	87 St. Nicholas	s Street	
	((street and number)	(post office)
	Toronto, Ontario	o, M4Y IW8	

IN WITNESS WHEREOF the parties hereto have executed this Agreement the day and year first above written.

SIGNED, SEALED AND DELIVERED	THE CORPORATION OF THE
in the presence of	CITY OF BRAMPTON
	Cames Chaldel MAyor
	Relichardoon ChERK
X	ARROW ACOUSTICS & FLOORING
Nanullo	CO. LIMITED