Eliot River Elementary School

PEI Department of Transportation & Infrastructure

79 Hilltop Drive
Cornwall, PE
C0A 1H0

DTI Project No.: 170-20031

Contract #1
Roof Replacement

C#1 ARCHITECTURAL

A1-001 Context Plan & Project Info
A1-050 Roof Demolition Plan
A1-051 Roof Demolition Plan
A1-100 New Roof Plan
A1-101 New Roof Plan
A1-800 Details

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Charlottetown, P.E.I., Canada, C1A 1R6
Phone: (902) 368-2300
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ARCHITECTS ASSOCIATION 19-12 CERTIFICATE of PRACTICE
Scott Daniel MacNeill
Coles Associates Ltd.
AAPEI
OF PRINCE EDWARD ISLAND
#201103

Client
PEI Department of Transportation & Infrastructure

Project Title
Eliot River Elementary School
79 Hilltop Drive
Cornwall, PE
C0A 1H0

DTI Project No.: 170-20031

Sheet Title
Contract #1 Cover Page

No.	Description	Date
	Issued for Tender	2021-05-06

Date: May 2021
Drn By: J.L.A.
Chk By:: S.D.M.
Revision
Project Number: 201103
Drawing Number: A1-000

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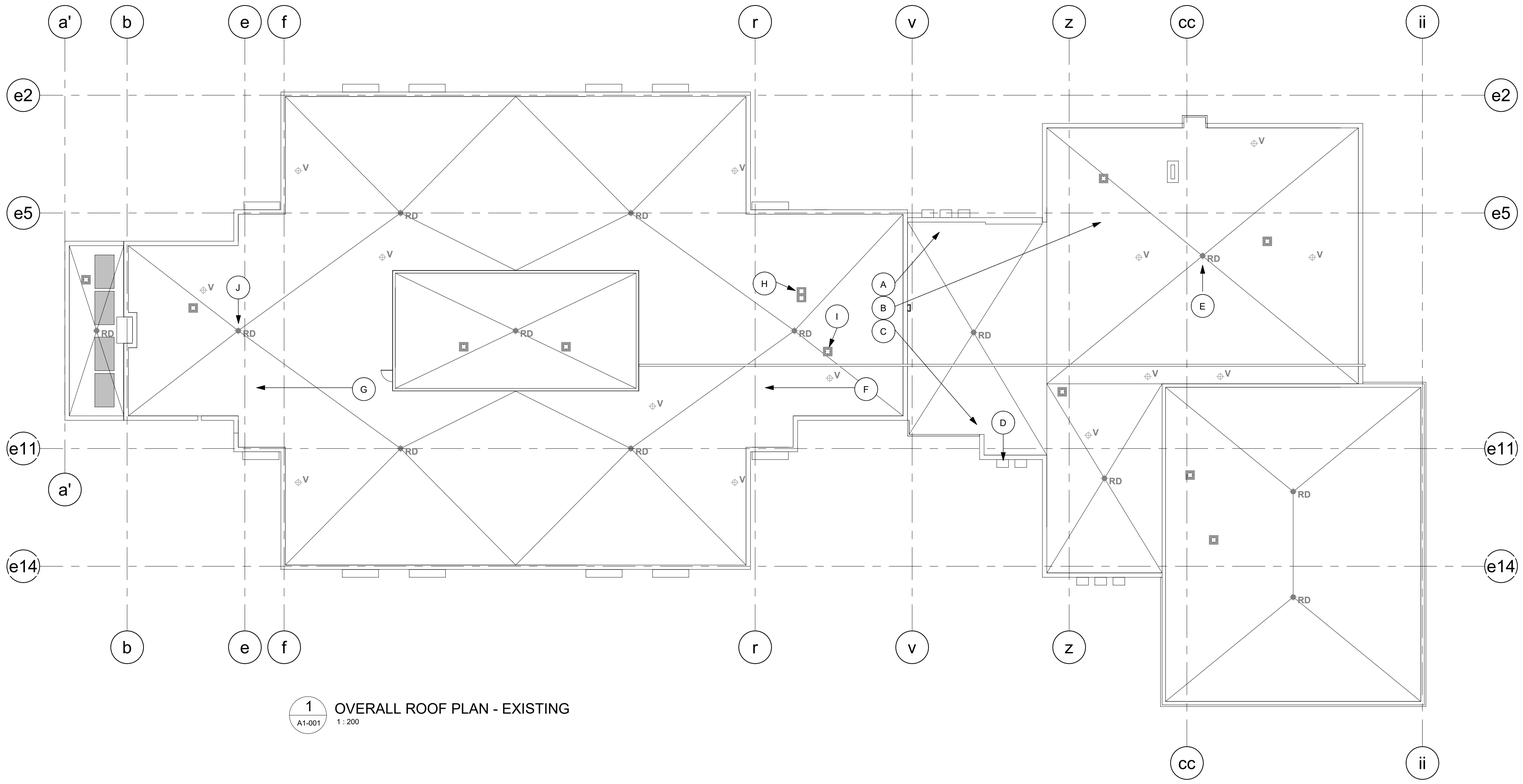
J

EXISTING ROOF PHOTOS



1 / A1-001 OVERALL ROOF PLAN - EXISTING
1 : 200

PROJECT INFORMATION:
ADDRESS: 79 HILLTOP DRIVE
MUNICIPALITY: CORNWALL
PID#: 425967
ZONING: PUBLIC SERVICE AND INSTITUTIONAL
GROSS AREA: 4882.0m²
LEVEL 1: 1807.2m²
LEVEL 2: 1328.6m²
LEVEL 3: 1746.2m²

GENERAL NOTES

1. VERIFY ALL DIMESIONS AND REPORT ANY DISCREPANCIES TO THE CONSULTANT BEFORE PROCEEDING WITH THE WORK.
2. THE WORK SHALL BE IN ACCORDANCE WITH THE NATIONAL BUILDING CODE OF CANADA (NBCC 2015) & CSA 2018 B651-18 UNLESS OTHERWISE NOTED ON THE DRAWINGS.
3. COMPLY WITH ALL LOCAL MUNICIPAL AND PROVINCIAL BY-LAWS AND REGULATIONS.
4. CONTRACTOR TO VERIFY LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION.
5. BENCH MARKS TO BE ESTABLISHED BY CONTRACTOR.
6. ALL PENETRATIONS IN RATED PARTITIONS AND/OR FLOOR ASSEMBLIES FOR PLUMBING, DUCTING OR ELECTRICAL ARE TO BE SEALED. FIRE STOP IN ACCORDANCE WITH WALL AND/OR FLOOR TYPES SUBMIT ULC DETAILS AND MATERIALS DURING SHOP DRAWING PROCESS FOR REVIEW PRIOR TO INSTALLATION.
7. REFER TO TOILET ACCESSORIES SCHEDULE IN THE SPECIFICATION FOR ALL TAGS.
8. ALL OTHER DISCIPLINES SHOWN FOR GENERAL INTENT ONLY. REFER TO CORRESPONDING DRAWINGS.
9. REFER TO MATERIAL/FINISH SCHEDULE IN THE SPECIFICATION FOR INFORMATION ON ALL MATERIAL TAGS.

ROOF TYPE SCHEDULE

TYPE	DESCRIPTION	REMARKS
R1	- NEW 2 PLY SBS MEMBRANE (LIGHT GRAY) - NEW PROTECTION BOARD - NEW 165mm RIGID INSULATION, (R39), MECHANICALLY ATTACH - EXISTING MEMBRANE TO REMAIN, PATCH AREAS AS REQUIRED. ASSUME 2% OF ROOF AREA TO BE PATCHED. - EXISTING SHEATHING TO REMAIN - EXISTING DECKING / STEEL STRUCTURE (REFER TO STRUCTURAL FOR SPACING AND DEPTH) - REFER TO ROOF PLAN FOR SLOPES	EXISTING IRMA ROOF LOCATIONS
R2	- NEW 2 PLY SBS MEMBRANE (LIGHT GRAY) - NEW PROTECTION BOARD - NEW 90mm RIGID INSULATION, (R21), MECHANICALLY ATTACH - EXISTING 75mm RIGID INSULATION (R18) TO REMAIN - EXISTING MEMBRANE TO REMAIN, PATCH AREAS AS REQUIRED - EXISTING SHEATHING TO REMAIN - EXISTING DECKING / STEEL STRUCTURE (REFER TO STRUCTURAL FOR SPACING AND DEPTH) - REFER TO ROOF PLAN FOR SLOPES	EXISTING SBS ROOF LOCATIONS

ROOF NOTES:

1. RAISE ALL EXISTING MECHANICAL CURBS AND SLEEPERS SO THEY ARE MIN. 100mm ABOVE THE ROOF MEMBRANE.
2. NEW RIGID INSULATION TO FOLLOW EXISTING SLOPE LINES.

ROOF PLAN LEGEND:

- RD — EXISTING ROOF DRAIN
- V — EXISTING VENT STACK
- EXISTING EXHAUST VENT
- EXISTING LAN ROOM CONDENSING UNIT
- EXISTING INVERTED ROOF MEMBRANE ASSEMBLY (IRMA) REFER TO ROOF ASSEMBLY R1 FOR REPLACEMENT
- EXISTING 2 PLY SBS ROOFING. REFER TO ROOF ASSEMBLY R2 FOR REPLACEMENT
- RD — NEW ROOF DRAIN WITH 1220x1220 SUMP WITH 2% SLOPE
- EXISTING ROOF SLOPE TO REMAIN
- 2% MIN. — NEW ROOF SLOPE

CONTEXT PLAN
N.T.S.

PROJECT NORTH

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Project Title
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C0A 1H0

DTI Project No.: 170-20031

Sheet Title
Context Plan & Project Info

No.	Description	Date
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Date: May 2021
Drn By: J.L.A.
Chk By: S.D.M.
Revision
Project Number: 201103
Drawing Number: A1-001

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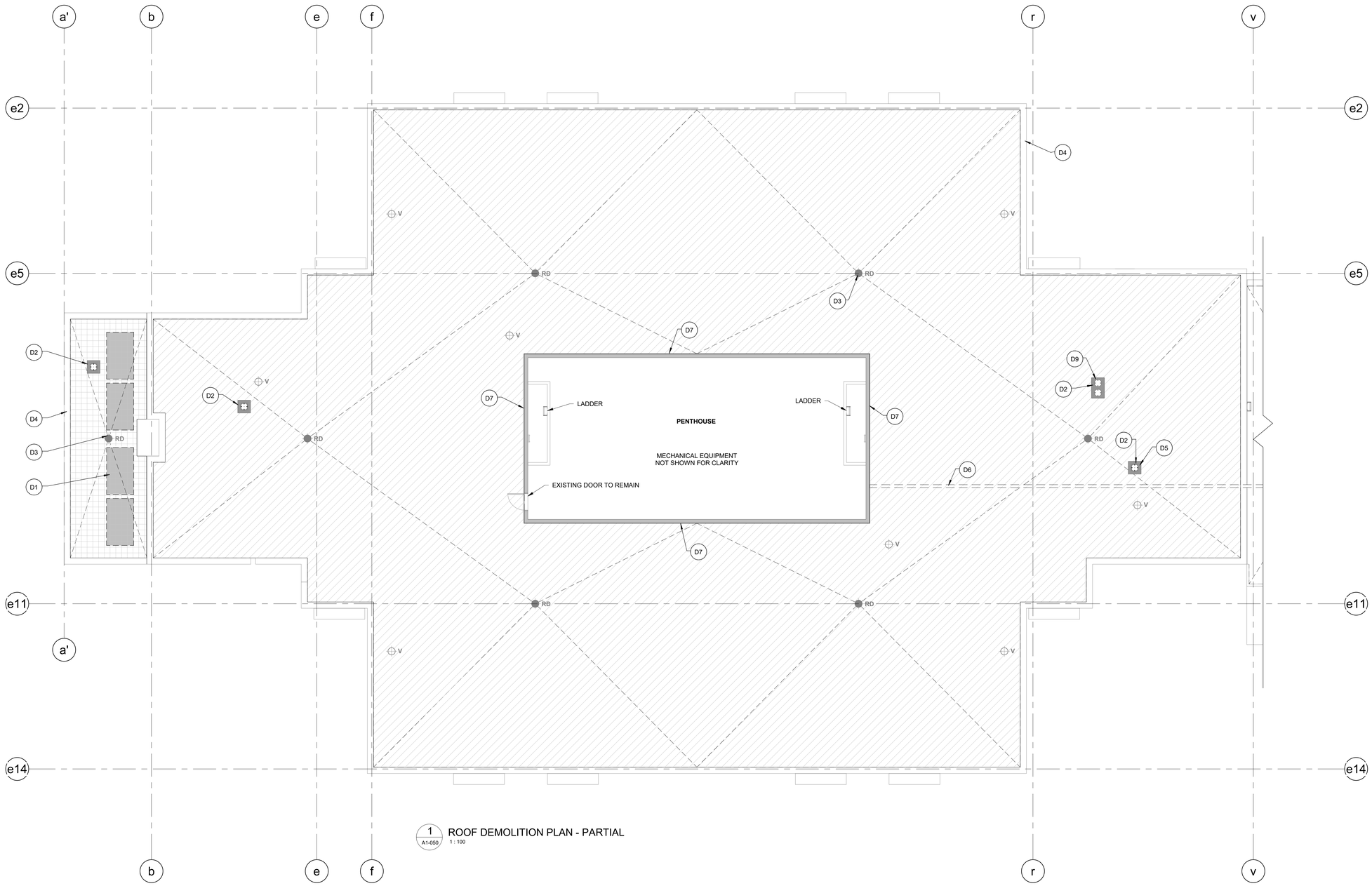
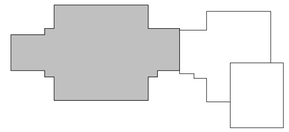


1 A1-050 ROOF DEMOLITION PLAN - PARTIAL
1 : 100



KEY PLAN

ROOF DEMOLITION NOTES	
D1	REMOVE SOLAR PANELS AND STORE FOR RE-INSTALLATION
D2	TRACE OUT, DISCONNECT AND CAP EXISTING ELECTRICAL BRANCH CIRCUIT ASSOCIATED WITH ROOFTOP EQUIPMENT. LOCK OUT/TAG OUT BREAKER AND STORE ASSOCIATED DISCONNECT FOR FUTURE REINSTALLATION.
D3	REMOVE ROOF DRAIN, TYPICAL
D4	REMOVE CAP FLASHING AND TRIM, TYPICAL
D5	REMOVE MECHANICAL EQUIPMENT AND RE-INSTALL
D6	EXISTING 100mm PVC DB2 CONDUIT RUN ALONG ROOF ON BLOCK SUPPORTS CONTAINS BUILDING INCOMING COMMUNICATIONS FIBER OPTIC CABLING AND IS TO BE MAINTAINED. PROVIDE FOR ANY TEMPORARY SUPPORT AND PROTECTION OF CONDUIT AND COMMUNICATIONS SERVICE AS REQUIRED TO MAINTAIN COMMUNICATIONS LINK. ANY TEMPORARY DISRUPTIONS TO SERVICE TO BE COORDINATED WITH CONSULTANT AND ITSS.
D7	REMOVE METAL CLADDING FOR REROOFING. KEEP ON SITE FOR RE-INSTALLATION.
D8	REMOVE EXISTING VERTICAL LADDER AND RE-INSTALL
D9	EXISTING CONDENSING UNIT TO BE DISCONNECTED AND RECONNECTED. CONTRACTOR TO ARRANGE TO PUMP OUT THE REFRIGERANT, RECHARGE AND RESTART THE UNIT

ROOF PLAN LEGEND:

- RD — EXISTING ROOF DRAIN
- V — EXISTING VENT STACK
- EXISTING EXHAUST VENT
- EXISTING LAN ROOM CONDENSING UNIT
- EXISTING INVERTED ROOF MEMBRANE ASSEMBLY (IRMA) REFER TO ROOF ASSEMBLY R1 FOR REPLACEMENT
- EXISTING 2 PLY SBS ROOFING. REFER TO ROOF ASSEMBLY R2 FOR REPLACEMENT
- RD — NEW ROOF DRAIN WITH 1220x1220 SUMP WITH 2% SLOPE
- EXISTING ROOF SLOPE TO REMAIN
- 2% MIN. — NEW ROOF SLOPE

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#201103

Client
PEI Department of Transportation & Infrastructure

Project Title
Eliot River Elementary School

79 Hilltop Drive
Cornwall, PE
C0A 1H0

DTI Project No.: 170-20031

Sheet Title
Roof Demolition Plan

No.	Description	Date
	Issued for Tender	2021-05-06

Date: May 2021
Drn By: J.L.A.
Chk By: S.D.M.
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Project Number: 201103
Drawing Number: A1-050

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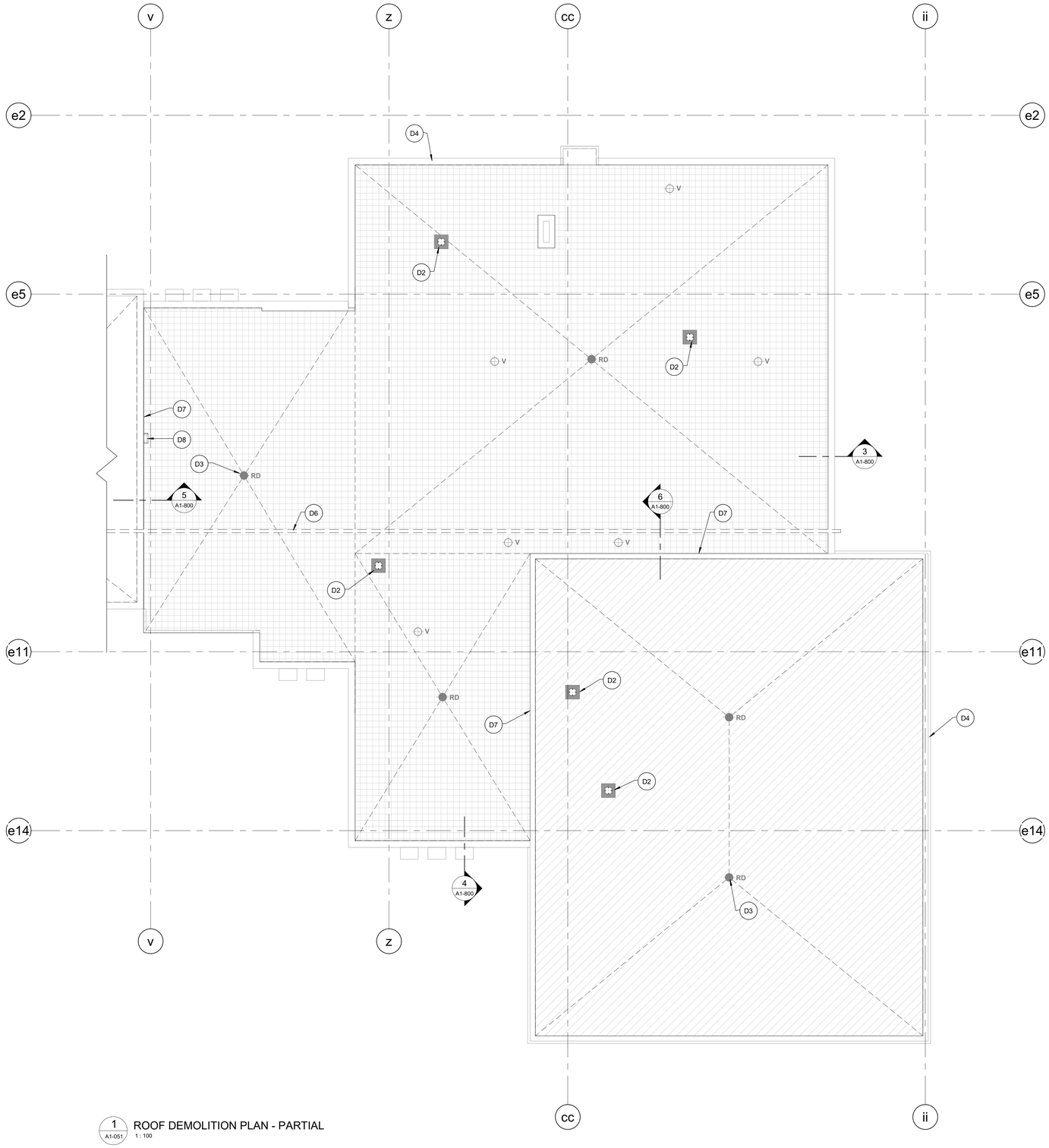

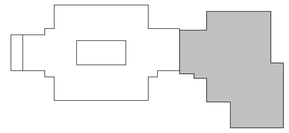

KEY PLAN

ROOF DEMOLITION NOTES	
D1	REMOVE SOLAR PANELS AND STORE FOR RE-INSTALLATION
D2	TRACE OUT, DISCONNECT AND CAP EXISTING ELECTRICAL BRANCH CIRCUIT ASSOCIATED WITH ROOFTOP EQUIPMENT. LOCK OUT/TAG OUT BREAKER AND STORE ASSOCIATED DISCONNECT FOR FUTURE REINSTALLATION.
D3	REMOVE ROOF DRAIN, TYPICAL
D4	REMOVE CAP FLASHING AND TRIM, TYPICAL
D5	REMOVE MECHANICAL EQUIPMENT AND RE-INSTALL
D6	EXISTING 100mm PVC DB2 CONDUIT RUN ALONG ROOF ON BLOCK SUPPORTS CONTAINS BUILDING INCOMING COMMUNICATIONS FIBER OPTIC CABLING AND IS TO BE MAINTAINED. PROVIDE FOR ANY TEMPORARY SUPPORT AND PROTECTION OF CONDUIT AND COMMUNICATIONS SERVICE AS REQUIRED TO MAINTAIN COMMUNICATIONS LINK. ANY TEMPORARY DISRUPTIONS TO SERVICE TO BE COORDINATED WITH CONSULTANT AND ITSS.
D7	REMOVE METAL CLADDING FOR REROOFING. KEEP ON SITE FOR RE-INSTALLATION.
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D9	EXISTING CONDENSING UNIT TO BE DISCONNECTED AND RECONNECTED. CONTRACTOR TO ARRANGE TO PUMP OUT THE REFRIGERANT, RECHARGE AND RESTART THE UNIT

ROOF PLAN LEGEND:

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- RD — NEW ROOF DRAIN WITH 1220x1220 SUMP WITH 2% SLOPE
- EXISTING ROOF SLOPE TO REMAIN
- 2% MIN. — NEW ROOF SLOPE

1 / A1-051 ROOF DEMOLITION PLAN - PARTIAL
1 : 100

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Client: PEI Department of Transportation & Infrastructure

Project Title: Eliot River Elementary School
79 Hilltop Drive
Cornwall, PE
C0A 1H0
DTI Project No.: 170-20031

Sheet Title: Roof Demolition Plan

No.	Description	Date
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Date: May 2021
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Chk By: S.D.M.
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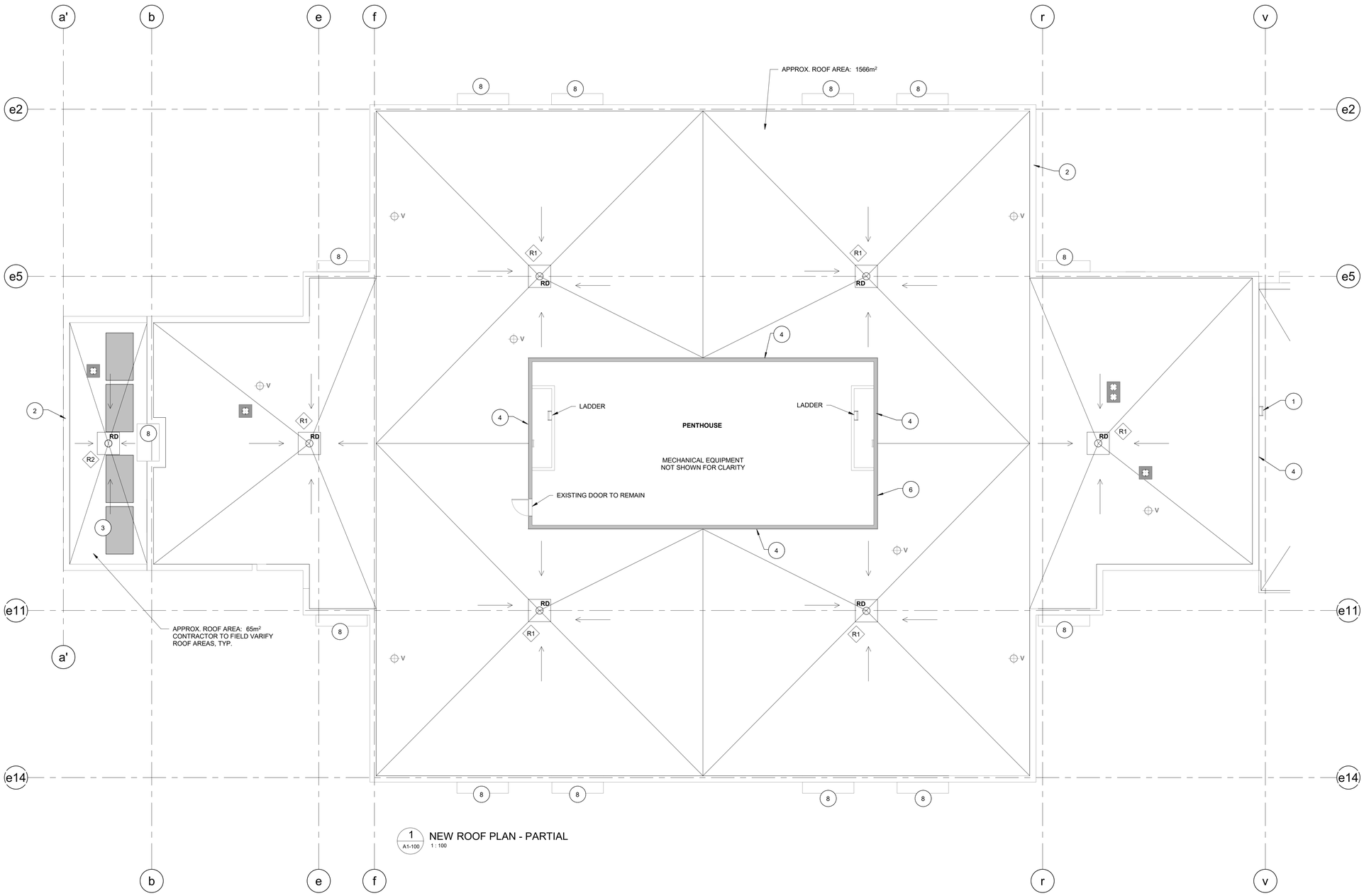
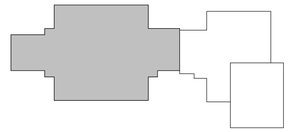


1 A1-100 NEW ROOF PLAN - PARTIAL
1 : 100



KEY PLAN

ROOF NOTES	
1	EXISTING LADDER RE-INSTALLED
2	NEW CAP FLASHING, TYPICAL
3	RE-INSTALL SOLAR PANELS
4	RE-INSTALL METAL CLADDING, USE NEW FLASHINGS
5	NEW SLOPED INSULATION FOR CRICKETING, 2% MINIMUM SLOPE
6	SEAL EXISTING OPENING AFTER ELECTRICAL IS REMOVED. PATCH METAL CLADDING WITH SIMILAR COLOUR
7	PATCH ROOF OPENING WITH ROOF ASSEMBLY TO MATCH ADJACENT
8	PROVIDE NEW CAP FLASHING AT ALL SMALL ROOF PROJECTIONS, TYPICAL. PROVIDE MEMBRANE UNDER FLASHING.

ROOF PLAN LEGEND:

- RD — EXISTING ROOF DRAIN
- V — EXISTING VENT STACK
- EXISTING EXHAUST VENT
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- EXISTING INVERTED ROOF MEMBRANE ASSEMBLY (IRMA) REFER TO ROOF ASSEMBLY R1 FOR REPLACEMENT
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Eliot River Elementary School

79 Hilltop Drive
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DTI Project No.: 170-20031

Sheet Title
New Roof Plan

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Drn By: J.L.A.
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Revision
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Drawing Number: A1-100

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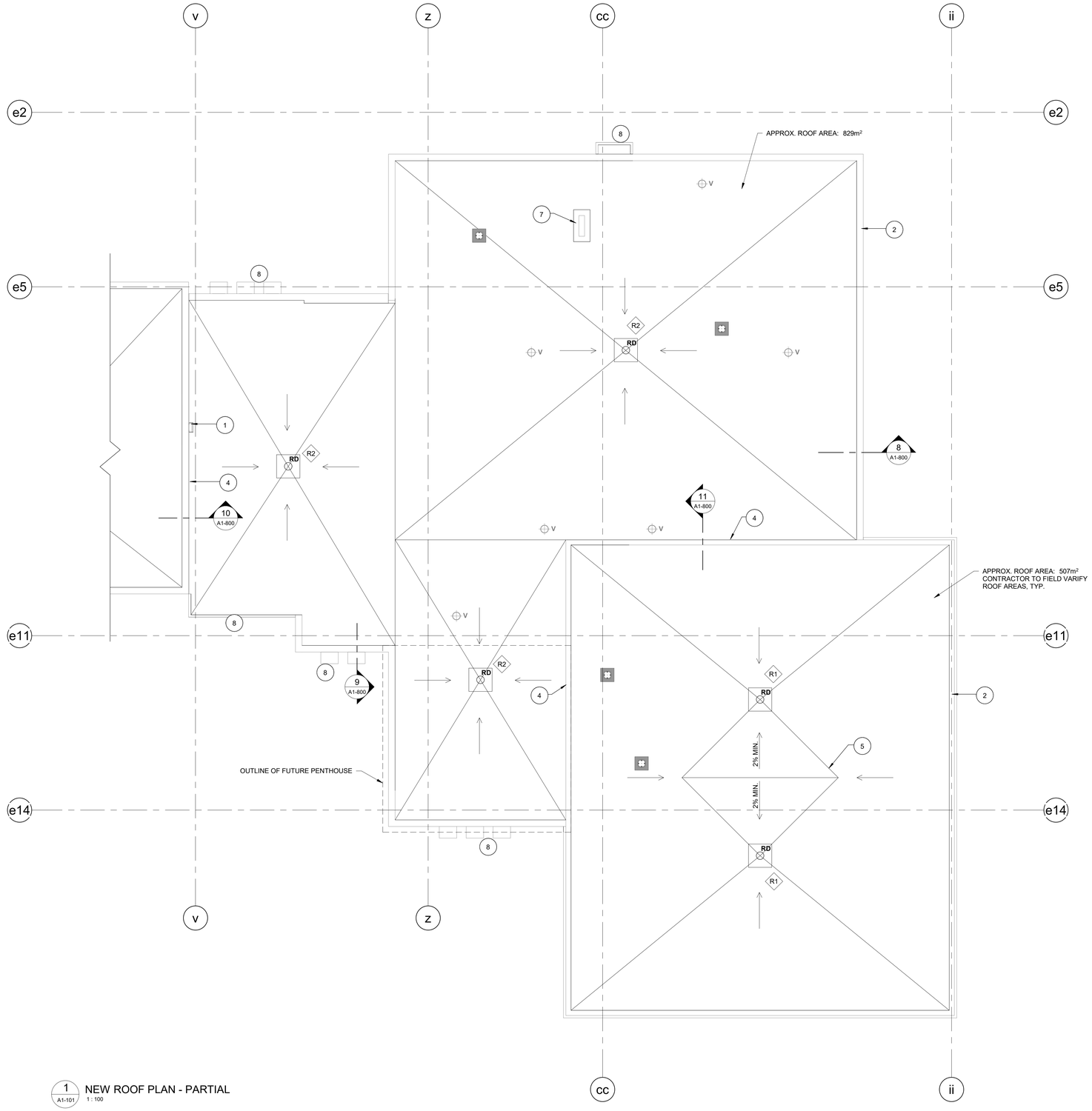

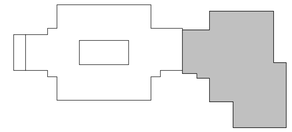

KEY PLAN

ROOF NOTES	
1	EXISTING LADDER RE-INSTALLED
2	NEW CAP FLASHING, TYPICAL
3	RE-INSTALL SOLAR PANELS
4	RE-INSTALL METAL CLADDING, USE NEW FLASHINGS
5	NEW SLOPED INSULATION FOR CRICKETING, 2% MINIMUM SLOPE
6	SEAL EXISTING OPENING AFTER ELECTRICAL IS REMOVED. PATCH METAL CLADDING WITH SIMILAR COLOUR
7	PATCH ROOF OPENING WITH ROOF ASSEMBLY TO MATCH ADJACENT
8	PROVIDE NEW CAP FLASHING AT ALL SMALL ROOF PROJECTIONS, TYPICAL. PROVIDE MEMBRANE UNDER FLASHING.

ROOF PLAN LEGEND:

- RD — EXISTING ROOF DRAIN
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- RD — NEW ROOF DRAIN WITH 1220x1220 SUMP WITH 2% SLOPE
- EXISTING ROOF SLOPE TO REMAIN
- 2% MIN. — NEW ROOF SLOPE

N PROJECT NORTH

1 / A1-101 NEW ROOF PLAN - PARTIAL
1 : 100

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Drawing Number: A1-101

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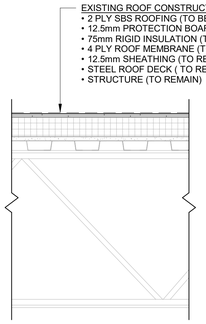
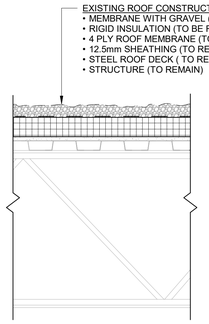


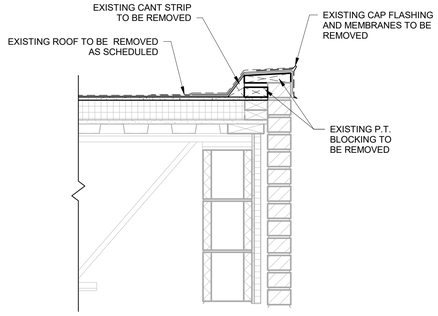
NOTE: REFER TO R2 FOR NEW ASSEMBLY

1 A1-800 EXISTING SBS ROOF DEMOLITION
1 : 10

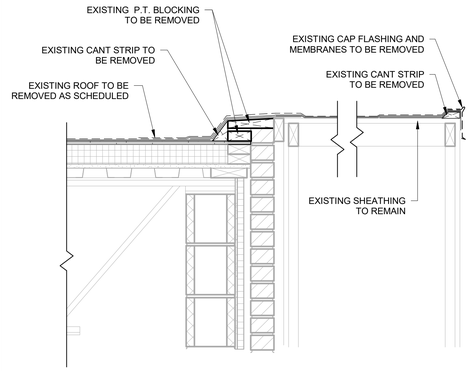


NOTE: REFER TO R1 FOR NEW ASSEMBLY

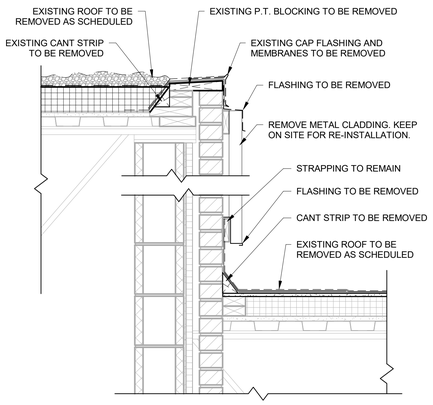
2 A1-800 EXISTING INVERTED ROOF DEMOLITION
1 : 10



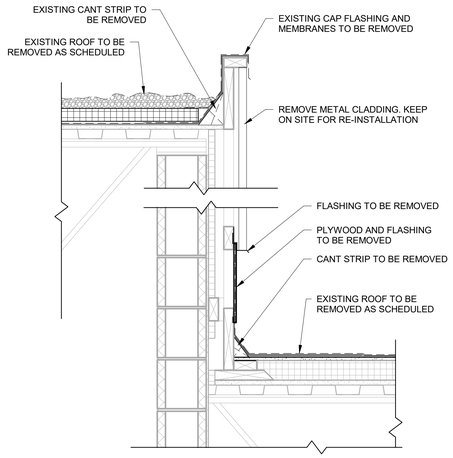
3 A1-800 TYPICAL ROOF DEMOLITION DETAIL PARAPET
1 : 10



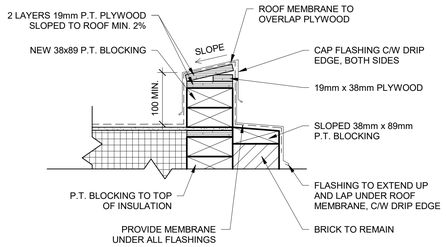
4 A1-800 TYPICAL ROOF DEMOLITION DETAIL CANOPY
1 : 10



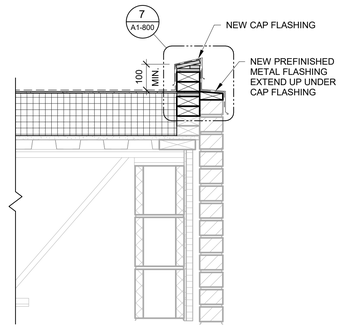
5 A1-800 TYPICAL ROOF DEMOLITION DETAIL CONNECTION
1 : 10



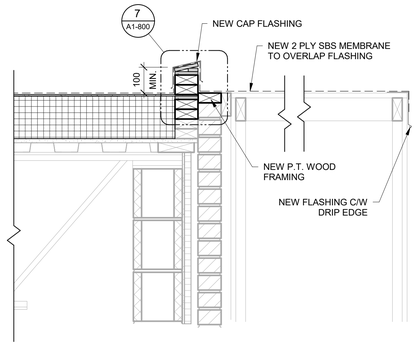
6 A1-800 TYPICAL ROOF DEMOLITION DETAIL GYM
1 : 10



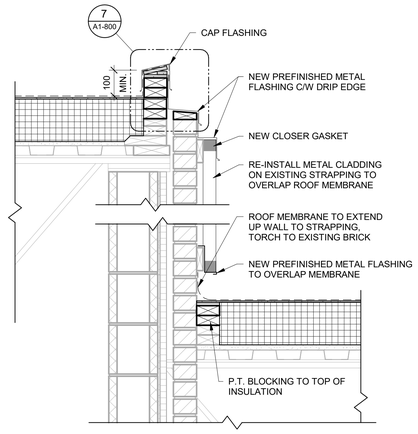
7 A1-800 TYPICAL PARAPET DETAIL
1 : 5



8 A1-800 TYPICAL NEW ROOF DETAIL PARAPET
1 : 10



9 A1-800 TYPICAL NEW ROOF DETAIL CANOPY
1 : 10



10 A1-800 TYPICAL NEW ROOF DETAIL CONNECTION
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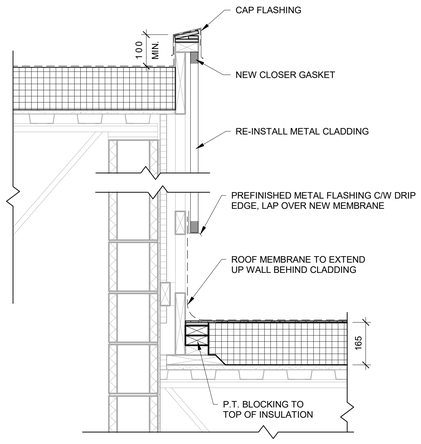

11 A1-800 TYPICAL NEW ROOF DETAIL GYM
1 : 10

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Client
PEI Department of Transportation & Infrastructure

Project Title
Eliot River Elementary School

79 Hilltop Drive
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DTI Project No.: 170-20031

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