WESTERN CANADIAN PLACE

TENANT RETAIL DESIGN CRITERIA

WESTERN CANADIAN PLACE | QuadReal™

T A B L E O f C o n t e n t s

WESTERN CANADIAN PLACE

QuadReal

INTRODUCTION

QiadReal is a leader in retail and commercial development and   is upgrading the retail experience in Western Canadian Place. The new concept will be accessible and embody refinement and sophistication to compete with the surrounding commercial towers. The strategy is to standardize the retail program to increase flexibility and reflect cohesion with the new Atrium renovations.

TENANT CRITERIA

The special attention to the retail fronts and signage will recognize and enhance the new renovations and revitalization to the Western Canadian Place Atrium and Podium.

Tenant retail fronts will be standardized by offering only a few carefully selected options for materials and finishes. The design elevations will also be consistent with each tenant. All signage will promote brand imagery but will be carefully assessed to accentuate the development of retail design on this project. Tenants will provide a design of details and signage that will create a visual presentation reflective of the proposed retail guidelines.
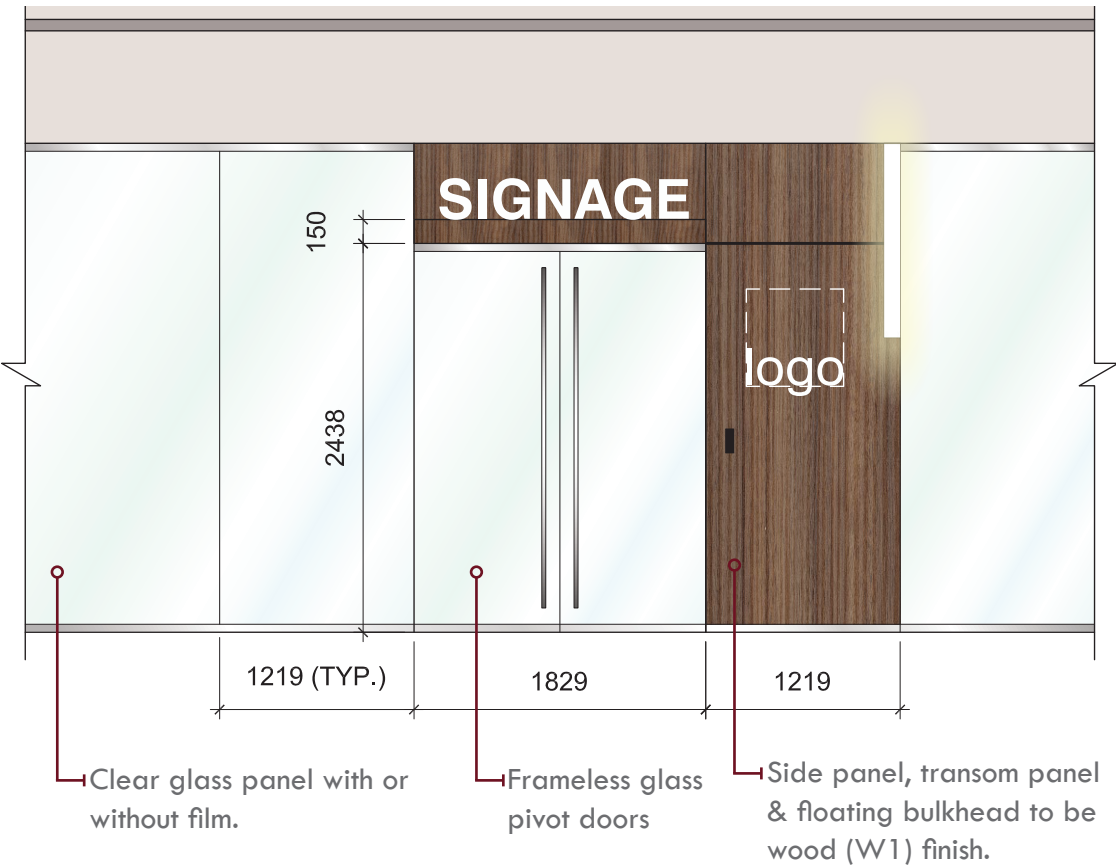
Retail Front Guidelines
(Elevations page)

All retail front elevations will be standardized with wood veneer surround and frameless glass entrance. Food service areas have a choice between standard wood and glass entrance or sliding security grille.
The front panels will be a choice of:
•   Clear glazing (Tenant Standard Option)
•   Clear glazing with film (Tenant Standard Option)
•   Solid drywall partition complete with Acid Etched Mirror (AEM1) finish on corridor side(Tenant Premium Option)
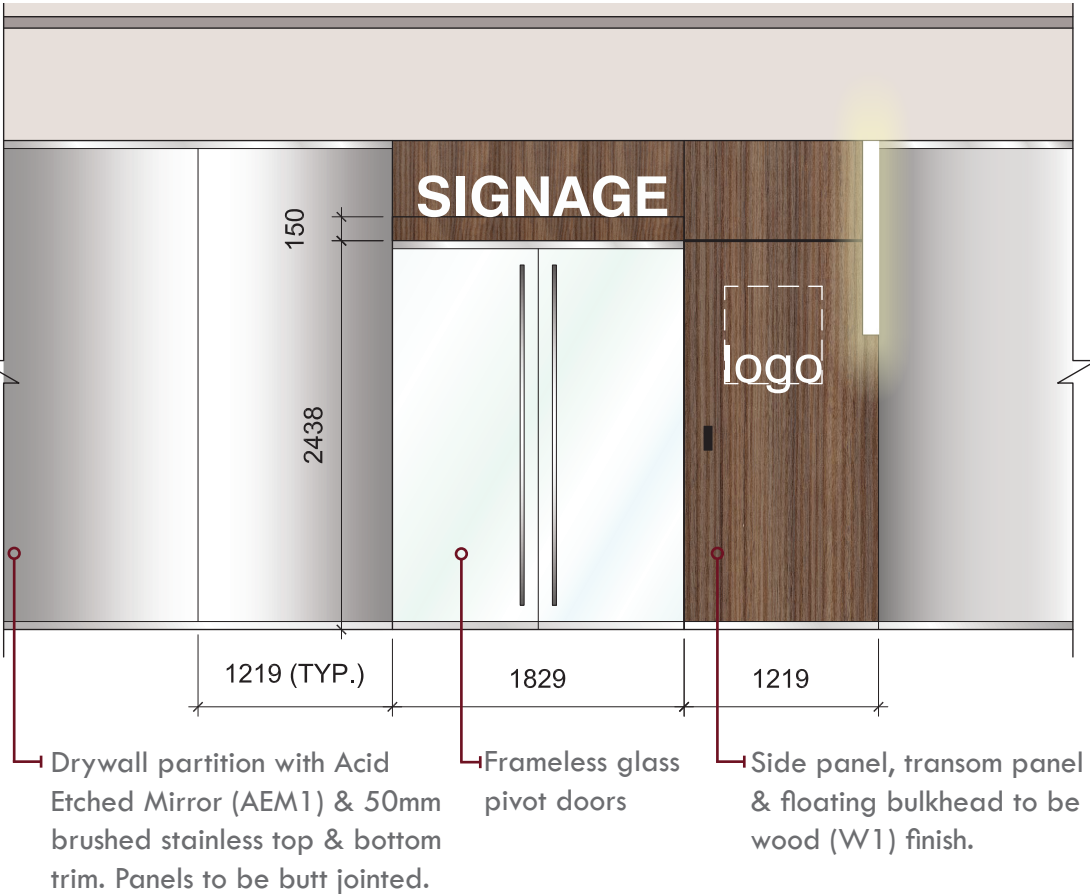The amount of allowable solid retail frontage must be reviewed and approved by the landlord.
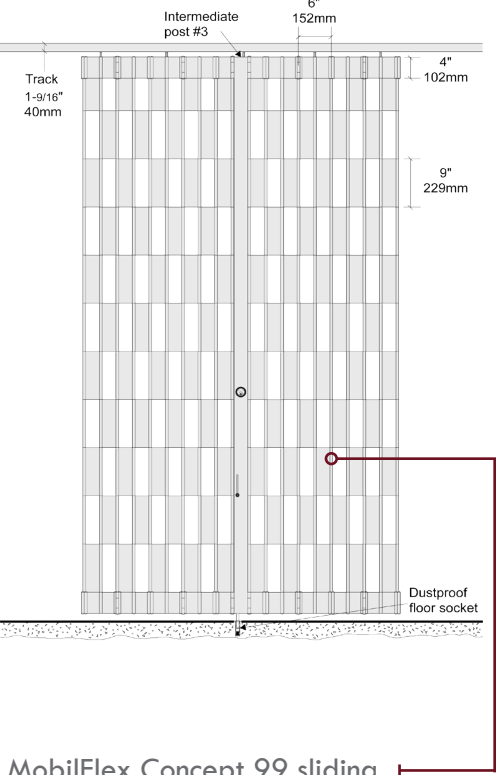
1.

RETAIL FRONT ELEVATIONS

Standard Retail Front Elevation

2.

RETAIL FRONT ELEVATIONS

SIGNAGE

logo

150

2438

1219 (TYP.) 1829 1219

→Drywall partition with Acid
Etched Mirror (AEM1) & 50mm
brushed stainless top & bottom
trim. Panels to be butt jointed.

→Frameless glass
pivot doors

→Side panel, transom panel
& floating bulkhead to be
wood (W1) finish.

PREMIUM RETAIL FRONT ELEVATION

Intermediate
post #3

6"
152mm

4"
102mm

Track
1-9/16"
40mm

9"
229mm

Dustproof
floor socket

MobilFlex Concept 99 sliding
grille system, finish to be white.

**OPTIONAL SLIDING GRILLE FRONT
(food service area only)**

3.

FINISHES

Acid Etched Mirror(AEM1) - Premium
Tenant Option
Manufacturer: Goldray
Product: Walker Glass Acid Etched Mirror
Note: 6mm Starphire laminated glass
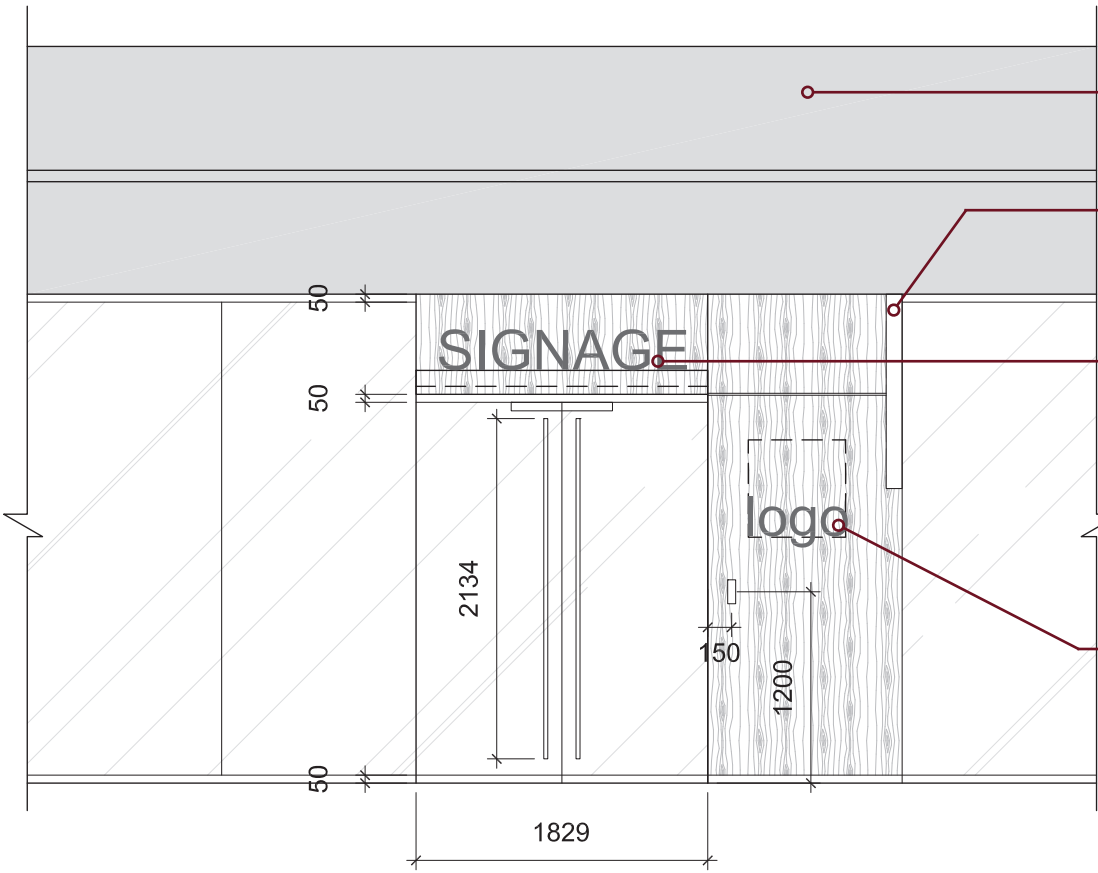complete with polished edges

Clear Glass - Tenant Standard
Product: 13mm clear tempered glass
Finish: Optional vinyl film - 3M
Illumina-G to full extent of glass
panels (fixed panels only).

Wood Veneer (W1) - Tenant Standard
Species: Walnut
Cut: Quarter Cut
Stain: To match plastic laminate Abet
Laminati 626, Grainwood

4.

WESTERN CANADIAN PLACE

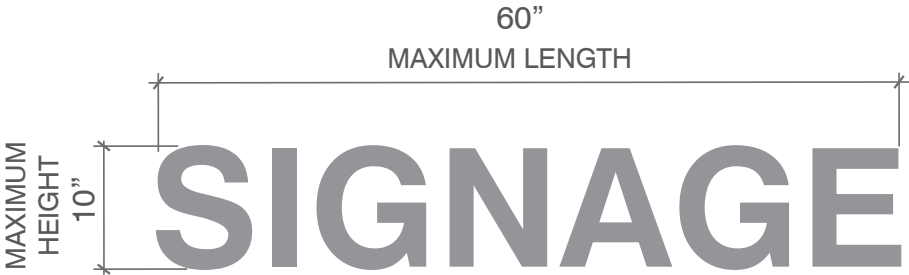QuadReal

Existing granite to remain.

Light fixture

Dimensional lettering for retail signage display. Maximum signage height to be 10" (250mm). Signage font, finish & color to be determined by retailer.

Optional logo signage location. Logo to be dimensional lettering/symbol to match signage above. maximum logo size to be 2'x2' (610mm x 610 mm)

60"
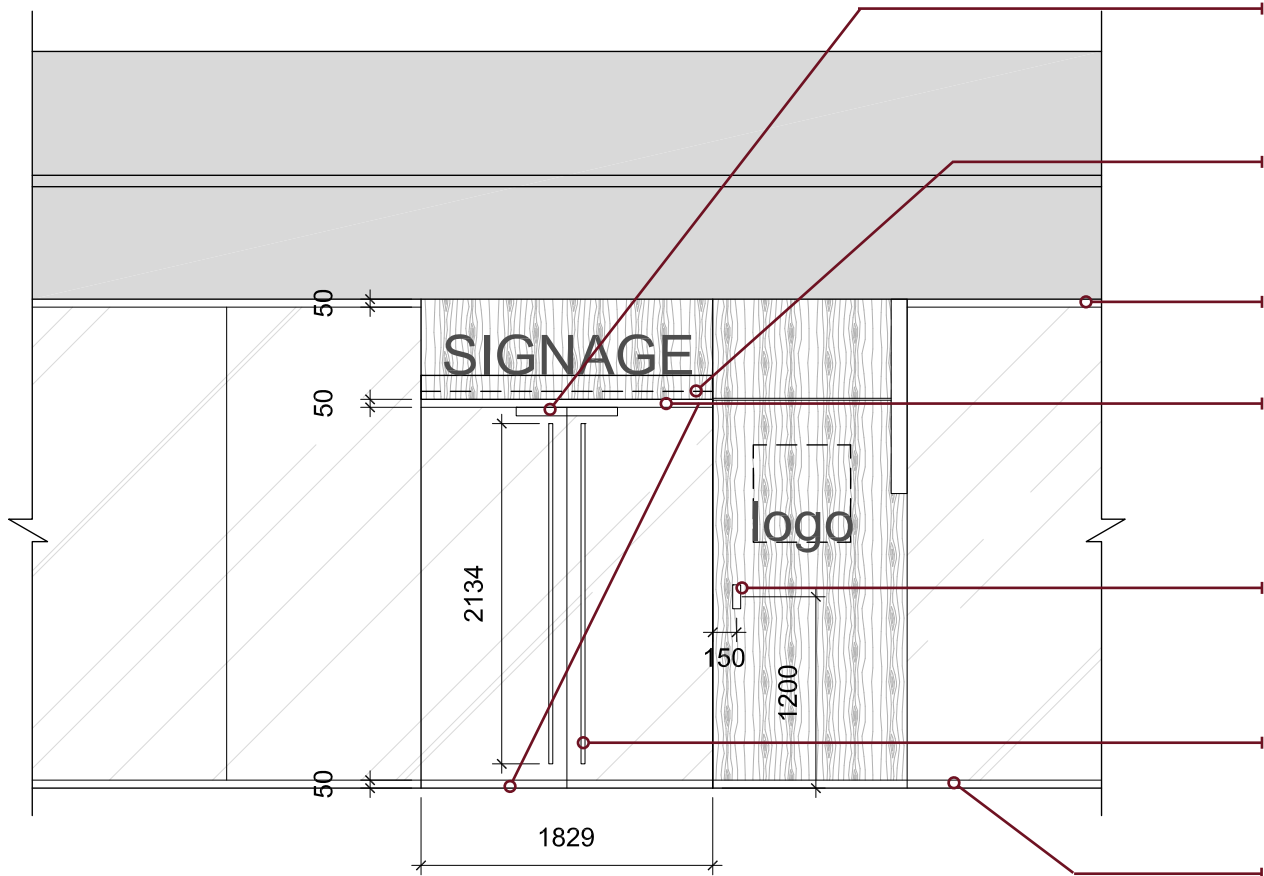MAXIMUM LENGTH

MAXIMUM HEIGHT 10"

SIGNAGE

Led Strip Light
Manufacturer: 3G Lighting
Distributor: Optics Lighting
Style: Surface Mount Kubo Collection
Catalogu e No. : 3G-SLKU 448-28LED-30K-120-E-SV
Size: 4"W x 4"D x 48"L

Custom Retail Signage/Logo
Style: Non-Illuminated dimensional lettering
Note: Custom design, font, finish & colour to determined by each tenant
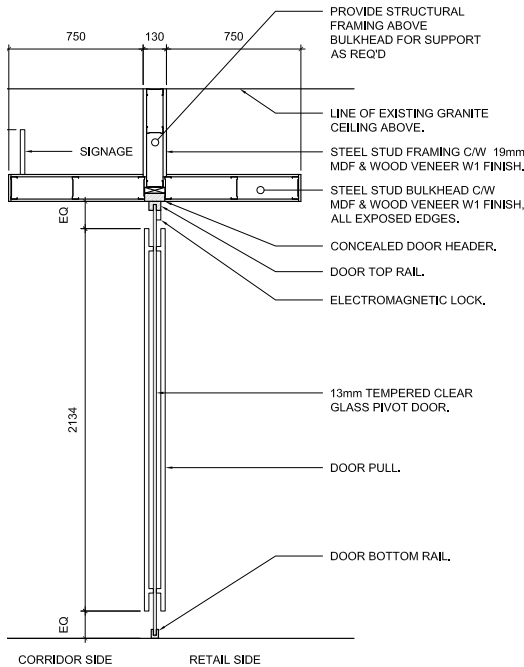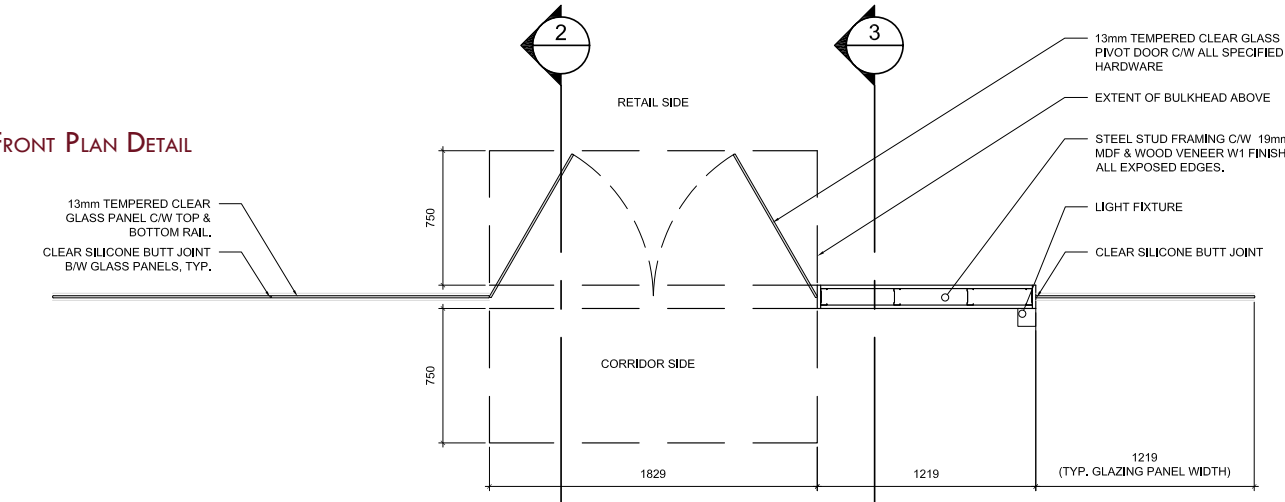
WESTERN CANADIAN PLACE

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RETAIL FRONT ENTRANCE DOORS & SECURITY HARDWARE

SIGNAGE

logo

50
50
50

2134

150

1200

1829

CRL narrow profile electro-magnetic lock. #SDC352A

CRL concealed door header c/w concealed closers. #HB127110A72

CRL 2" head channel, brushed stainless finish. #C7502BS

CRL low profile door rail c/w concealed pivot hinges, & lock (bottom rail only), brushed stainless finish. #DR2SBS12CL

Card reader HID multiCLASS SE Reader #RP10900P, black, confirm specifications with QiadReal.

Standard Metal D352 x D352 x #5 x 13mm door thickness x brushed stainless steel finish.

CRL low profile sidelite rail, brushed stainless finish. #SR2SBS12SL

7.

RETAIL FRONT DETAILS

1. RETAIL FRONT PLAN DETAIL

RETAIL SIDE

13mm TEMPERED CLEAR GLASS PIVOT DOOR C/W ALL SPECIFIED HARDWARE

EXTENT OF BULKHEAD ABOVE

STEEL STUD FRAMING C/W 19mm MDF & WOOD VENEER W1 FINISH, ALL EXPOSED EDGES.

LIGHT FIXTURE

CLEAR SILICONE BUTT JOINT

13mm TEMPERED CLEAR GLASS PANEL C/W TOP & BOTTOM RAIL.

CLEAR SILICONE BUTT JOINT B/W GLASS PANELS, TYP.

CORRIDOR SIDE

750
750

1829   1219   1219 (TYP. GLAZING PANEL WIDTH)

2. DOOR/BULKHEAD SECTION

750   130   750

EQ

SIGNAGE

2134

EQ

CORRIDOR SIDE   RETAIL SIDE

PROVIDE STRUCTURAL FRAMING ABOVE BULKHEAD FOR SUPPORT AS REQ'D

LINE OF EXISTING GRANITE CEILING ABOVE.

STEEL STUD FRAMING C/W 19mm MDF & WOOD VENEER W1 FINISH, ALL EXPOSED EDGES.

CONCEALED DOOR HEADER.

DOOR TOP RAIL.

ELECTROMAGNETIC LOCK.

13mm TEMPERED CLEAR GLASS PIVOT DOOR.

DOOR PULL.

DOOR BOTTOM RAIL.

3. Side Panel Section

750   130   750

250
150

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13mm SAW CUT REVEAL TO ALIGN W/ BOTTOM OF BULKHEAD

2438

50mm HIGH BRUSHED STAINLESS STEEL BASE.

CORRIDOR SIDE   RETAIL SIDE

LINE OF EXISTING GRANITE CEILING ABOVE.

STEEL STUD BULKHEAD C/W MDF & WOOD VENEER W1 FINISH, ALL EXPOSED EDGES.

13mm SAW CUT REVEAL TO ALIGN W/ BOTTOM OF BULKHEAD

STEEL STUD FRAMING C/W 19mm MDF & WOOD VENEER W1 FINISH,

50mm H BRUSHED STAINLESS STEEL BASE.

8.

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