



RBC Centre



PROJECT DETAILS

LOCATION:
ONTARIO – GREATER
TORONTO

MARKET SECTOR:
COMMERCIAL OFFICE

DELIVERY METHOD:
BID AND SPEC

This 43-storey AAA office tower, dubbed “Toronto’s most environmentally friendly office tower” by the media, achieved LEED-NC Gold certification. The building features a nine-storey, 400,000-square foot podium with 48,000-square foot floor plates; a 34-storey office tower with 25,000-square foot floor plates; 15,000 square feet of retail; and over 400 parking stalls. It also has an 18-inch raised floor throughout, floor-to-ceiling glass; and sensors that monitor light requirements. The tower’s operational infrastructure will also incorporate deep lake water cooling and steam heating in order to maximize efficiencies and minimize operating costs.

We added value to this project from its inception, working on both the East tower and heritage portion of the project. We provided an initial project budget within two weeks based on just six hand-drawn sketches and brief description of project requirements. During construction, we provided all of the mechanical construction, including plumbing, heating, cooling, ductwork, fire protection, and HVAC controls.

The project’s very restricted downtown site required intense planning and material handling strategies to ensure “just in time” deliveries. Prefabrication at our fabrication facility was maximized on all systems.

We also proposed an acceptance to relocate the diesel generator remote coolers on the roof. This improved the building’s efficiency as well as its architectural sight lines from surrounding buildings.

Once major construction was complete, we performed the major-tenant fit-up.

Despite the initial budget being based on a mere handful of sketches, we are proud to have completed the project on time and within three percent of that initial budget.