



▲ Proximity to Lake Ontario required special considerations during design and construction.

Another consideration in designing the Marina Del Rey project was its proximity to Lake Ontario and the water table. Since the site is a former landfill, the buildings could not be constructed loadbearing, says architect Rioux. In addition, the three condominium buildings have a common, one-level below grade parking structure. Phase Four has a separate, two-level underground parking garage. In the case of the Phase One condominium, the level of the water table was only about 25 centimeters below the parking level says Rioux. Following discussion, it was decided to support the entire project with more than 3,000 poured concrete caissons extending into the bedrock.

The use of the concrete slabs for the parking garages let the architects plan for extensive landscaping, or green areas, on the 12-acre site. This fact has been noted by both the UDI in giving its award, and appreciated by the City of Etobicoke planners who hope to create an integrated, mixed-use, "green/landscaped" area out of what was once an underutilized strip that has so much potential.

Credits:

- Owner & Developer: Camrost Development Corporation
- Architect: Page & Steele Architects
- Consulting Engineers: Kazmar Associates Limited
- Contractor: Edilcan Construction Corporation



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